



## 19 Farmhouse Road

, Gloucester, GL3 4WR

**Offers over £415,000**



Murdock and Wasley are delighted to present this four bedroom, detached family home in the popular residential area of Brockworth, Farmhouse Road.

This property is three years old, providing a modern and spacious feel throughout, this home comprises of, Lounge, Kitchen Diner, WC, four bedrooms with en suite to master and family bathroom. The property also boasts an enclosed rear garden, with off road parking for two and a garage.

With open outlooks to the front this property needs to be viewed to be appreciated fully.





### Entrance Hall

Accessed via composite door, doors leading to Kitchen Diner, WC and Lounge, Stairs leading to first floor, Storage cupboard, Radiator, Powerpoints.

### WC

Low level wc, vanity wash hand basin with mixer tap over and storage below, radiator.

### Lounge

Powerpoints, radiator, UPVC Double glazed window, UPVC Double glazed doors leading to garden.

### Kitchen Diner

Range of base, drawer and wall mounted units, one and a half bowl sink unit with mixer tap over. Appliance points, power points, eye level oven, four ring electric hob with extractor hood over, integral dishwasher and fridge freezer for the dining space you have room for dining table and chairs., radiators, powerpoints, three UPVC Double glazed windows with front and side aspect. Access into Utility room.

### Utility

Base Units, Radiator, Powerpoints.

### Bedroom 1

Radiator, powerpoints, door leading to En Suite, UPVC Double glazed window.

### En suite

Suite comprising step in shower cubicle with shower off the mains over, low level wc, pedestal wash hand basin with mixer tap over ,Partly tiled walls, heated towel rail.

### Bedroom 2

Powerpoints, Radiator, UPVC Double Glazed Window

### Bedroom 3

Powerpoints, Radiator, UPVC Double Glazed Window, Fitted storage cupboard.

### Bedroom 4

Powerpoints, Radiator, UPVC Double Glazed Windows with double aspect.

### Bathroom

Suite comprising panelled bath with shower off the mains over, pedestal wash hand basin with mixer tap over, low level wc. Partly tiled walls, heated towel rail, upvc frosted double glazed window.

### Outside

To the rear of the property you will find the two allocated parking spaces in front of the garage.

The property is overlooking the field opposite, you walk around from the rear of the property to the front where the property has greenery surrounding with path leading to the front door.

The garden is enclosed by a brick wall and partly fencing, the garden is mainly laid to lawn and also has a patio area with pathway leading to the rear of the garage where there is an added patio area, perfect for outdoor seating.

### Services

Mains water, gas, electricity & drainage.

### Tenure

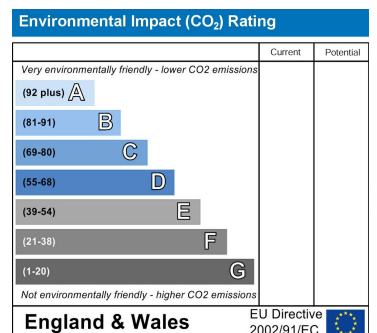
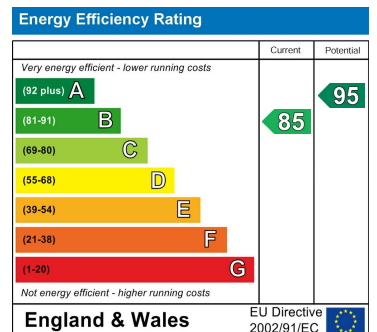
Freehold

### Local Authority

Tewkesbury Council  
Council Band D

### Awaiting Vendor Approval

These details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.



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