

TG

SALES & LETTINGS



Melbourne Street East, Gloucester
Gloucestershire GL1 4NR

£220,000

- Three Bedroom House
- Rear Enclosed Garden
- Gas Central Heating
- Double Glazed
- Modern Kitchen
- No Onward Chain

The Property

TG Sales & Lettings are delighted to offer for sale this well-presented three-bedroom terraced home, ideally situated in the popular area of Tredworth.

Upon entering the property, you are welcomed by an entrance hallway leading to a spacious lounge/dining room, creating an ideal space for both relaxing and entertaining.

To the rear, a modern fitted kitchen provides ample storage and workspace, with a well-appointed family bathroom completing the ground floor accommodation. Upstairs, the property offers two generous double bedrooms, a comfortable single bedroom, and the added convenience of a cloakroom/WC.

Further benefits include double glazing, gas central heating, and an enclosed rear garden, providing a private outdoor space to enjoy throughout the year.

This attractive home would make an excellent first-time purchase, family home, or investment opportunity.

Early viewing is highly recommended.



Directions

SATNAV postcode GL1 4NR

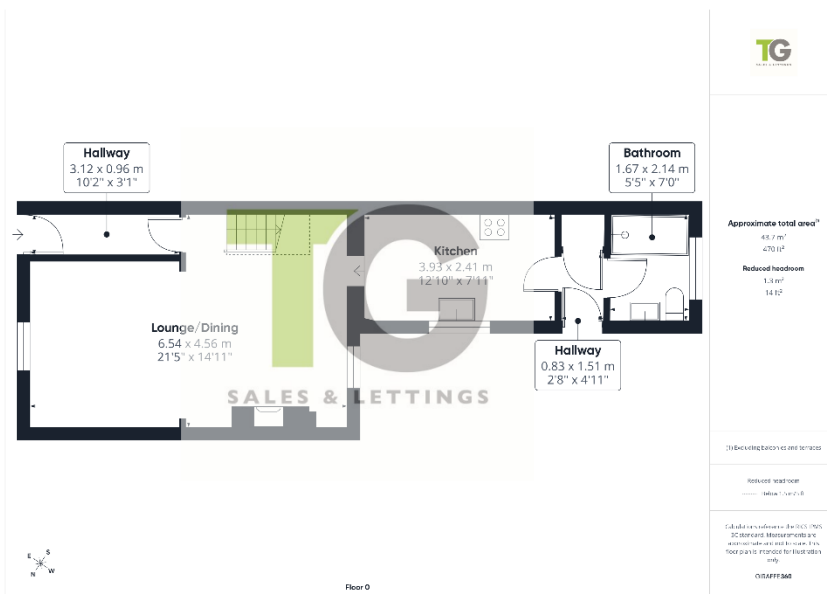
Tenure Freehold

Local Authority Gloucester

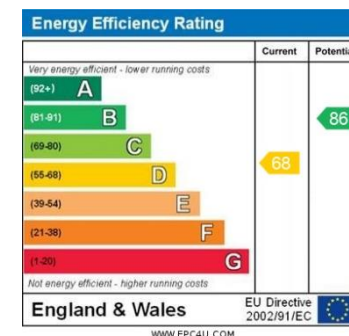
Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band A





Head Office
TG Sales & Lettings
 6 Blacksmith Lane
 Churchdown
 Gloucestershire
 GL3 2EU
Tel: 01452 311776
Email: info@tgres.co.uk
Website: www.tgres.co.uk



T G Sales & Lettings and any parties they are acting for hereby give you notice that: These details are for guidance only and cannot guarantee the accuracy of any description, dimension, condition or any required permission for occupation and use. It is not company policy to test any services or appliances in properties offered for sale and these should be verified by the purchaser's solicitors. T G Sales & Lettings will not be liable for any loss arising from the use of these details. No responsibility is taken for any errors, omissions or misstatements within these particulars. It should not be assumed that the property has all the necessary planning, building regulation, lease terms, costs, freehold conditions or other consents. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representations of fact. Buyers are advised to seek advice from their legal representation. T G Sales & Lettings is a limited liability partnership registered in England and Wales. Registered Number: 9763381 Registered Office: 6 Blacksmith Lane, Gloucester, GL3 2EU.