



6 Hampton Court

Kingsholm, Gloucester, GL1 3ER

£185,000



Murdock & Wasley Estate Agents are delighted to bring to market this fantastic opportunity for first-time buyers or investors. Situated in a popular residential location, the property is within easy reach of local amenities, schools, and transport links.

The accommodation comprises a bright open-plan lounge, kitchen and dining area, together with a downstairs cloakroom. To the first floor are two well-proportioned bedrooms and a modern family bathroom.

Externally, the property benefits from a front garden, allocated off-road parking, and a useful external store. Offering low-maintenance living throughout, this property is an ideal first-time purchase or investment opportunity.



Entrance Hall

Accessed via upvc double glaze door, power point. Doors lead off:

Wash Cloakroom

Suite comprising low level wc, wall mounted wash hand basin with taps over, partly tiled walls, wall mounted radiator, front aspect upvc double glazed window.

Kitchen / Dining Area

Range of base, wall and drawer mounted units, laminate worktop, one and half bowl single drainer stainless steel sink unit with mixer tap over. Appliance points, power points, oven/ grill with four ring hob and extractor hood over, space for washing machine, integral fridge freezer, wall mounted radiator, opening leads off:

Lounge

Television point, data point, power points, wall mounted radiator, stairs to landing, door to under stairs storage, front aspect upvc double glazed bay window.

Landing

Access to loft via hatch, power points, wall mounted radiator, door to airing cupboard housing combination boiler, side aspect upvc double glazed window. Doors lead off:

Bedroom One

Power points, wall mounted radiator, built in wardrobe, front aspect upvc double glazed window.

Bedroom Two

Power points, wall mounted radiator, front aspect upvc double glazed window.

Bathroom

Suite comprising low level wc, panelled bath with shower and taps over, wall mounted wash hand basin with mixer tap over, partly tiled walls, wall mounted radiator.

Outside

To the front of the property a garden laid to grass is enclosed by hedgerow with a flagstone path leading to the front door. Two end on end parking spaces are also allocated to the property.

Store

Accessed via wooden personal door.

Services

Mains water, gas, electricity & drainage.

Tenure

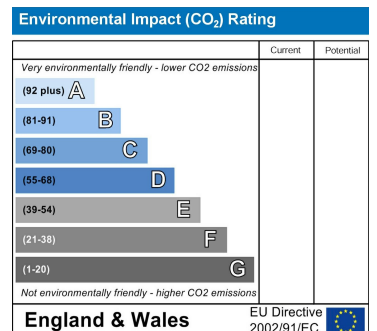
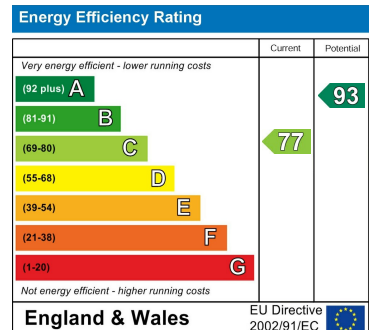
Freehold.

Local Authority

Gloucester City Council
Tax Band: B

Awaiting Vendor

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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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