



**129 Woodvale, Gloucester, GL2 2BU**

**£1,750 PCM**

Thomas & Thomas property are pleased to be offering this delightful three/four bedroom town house located in the popular development of Kingsway, being close to local amenities, good schools and offers brilliant access to the M5 motorway and other transport links.

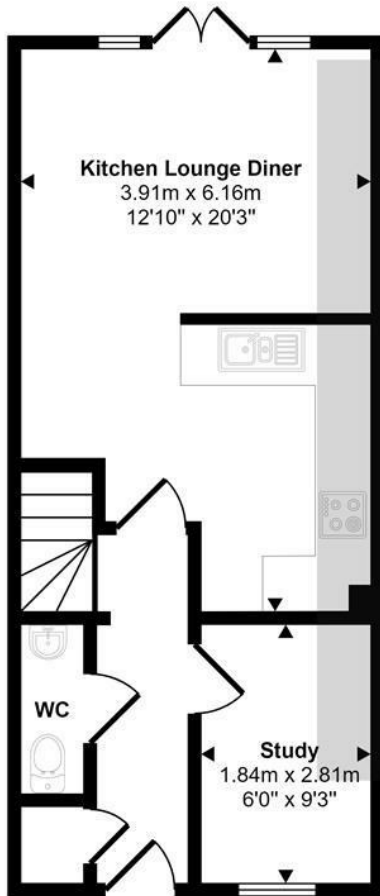
The property can be let furnished/unfurnished and briefly comprises of: downstairs cloakroom, study/dining room, modern fitted kitchen/breakfast room with lounge/dining area. Three/Four double bedrooms. The lounge can either be used as a lounge, or as double bedroom with an ensuite shower room.

The property is warmed via gas central heating and benefits from having allocated parking with a garage.

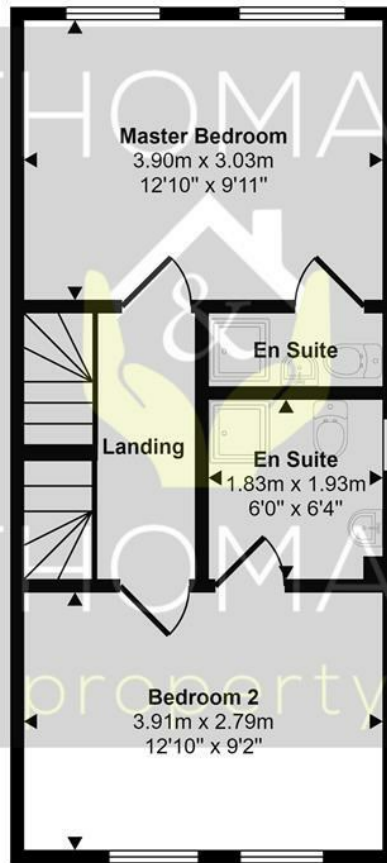
- Unfurnished/Furnished
  - Garage & Parking
- Three/Four Double Bedrooms
  - Appliances Included
    - Two En Suites
  - Available January



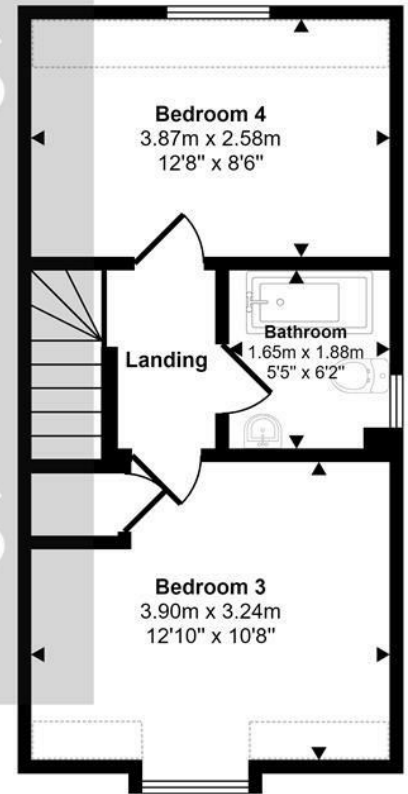
Approx Gross Internal Area  
102 sq m / 1093 sq ft



**Ground Floor**  
Approx 35 sq m / 376 sq ft



**First Floor**  
Approx 35 sq m / 379 sq ft



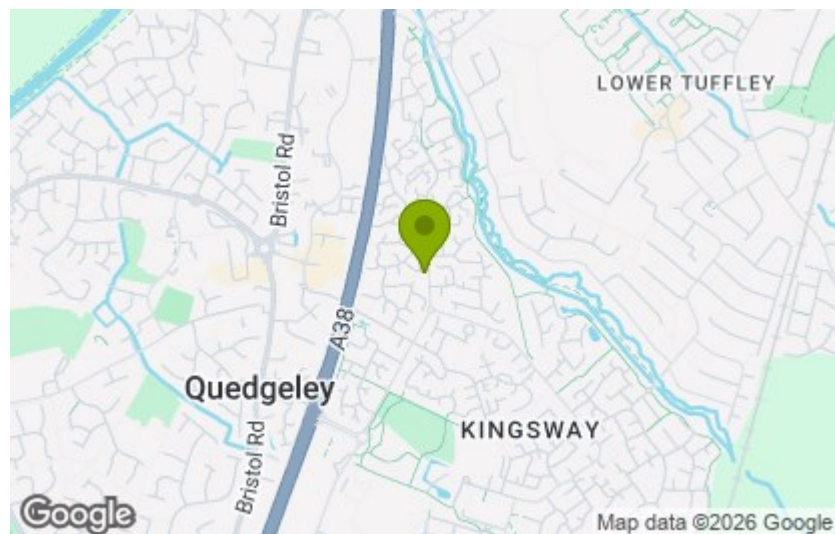
**Second Floor**  
Approx 31 sq m / 338 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>75</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		



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.