

15 Mary Rose Avenue, Churchdown, Gloucester, GL3 1NB

£375,000

CHOSEN
ESTATE AGENTS

THE PROPERTY

Positioned within a popular residential area of Churchdown, this four-bedroom detached home offers well-proportioned accommodation, a private driveway, integral garage and an established rear garden.

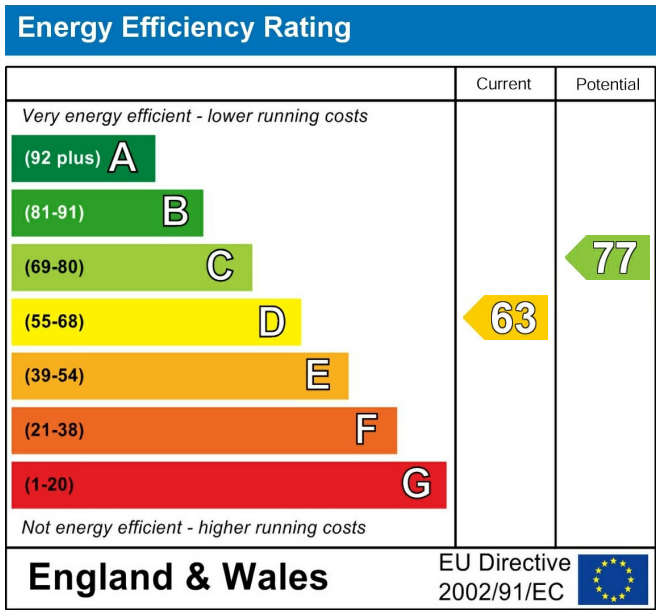
The ground floor features a welcoming entrance, a spacious living room and a separate dining room, creating plenty of room for both relaxing and entertaining. The fitted kitchen sits alongside a useful downstairs cloakroom, while the sunroom provides an additional reception space overlooking the garden, with French doors opening outside.

Upstairs are four bedrooms, offering flexibility for growing families, guests or those requiring a home office, together with a family bathroom.

Outside, the rear garden is mainly laid to lawn with a patio seating area and mature planting. To the front, the property benefits from driveway parking and access to the integral garage.

Conveniently located for local schools, shops, transport links and the amenities available throughout Churchdown, this is a versatile family home in a consistently sought-after location. Early viewing is highly recommended.

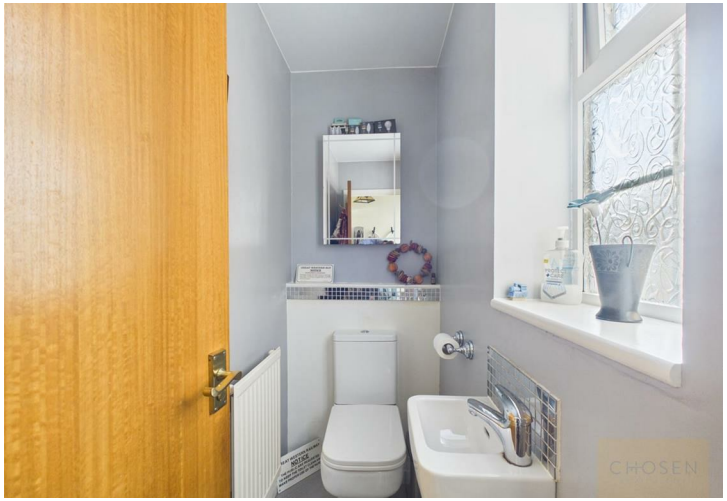
- Four Bedroom Detached Home
- EV Charge Point
- Garage And Driveway In Front Of
- Downstairs WC And Upstairs Bathroom
- Living Room, Separate Dining Room And Kitchen
- Popular Location Close To Local Amenities
- EPC Register: D63
- Council Tax Band: D



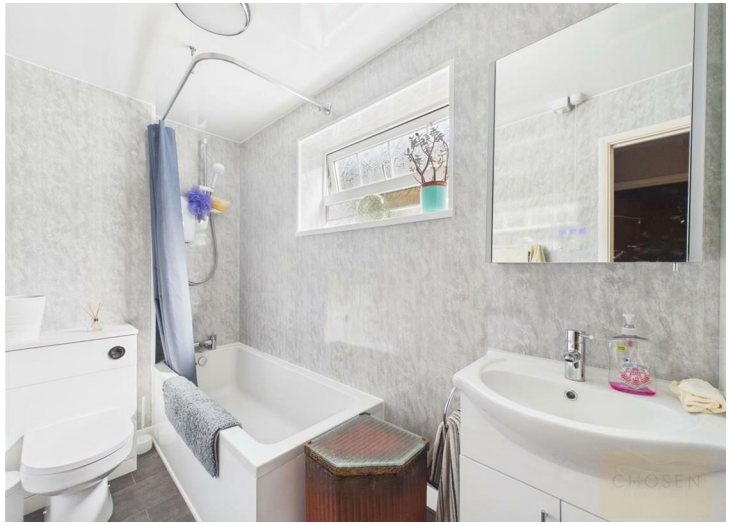
Agents Note.
Freehold
EPC Rating: D63
Tewkesbury Borough Council Tax Band: D
Mains Gas, Electric and Water are connected.
Fibre Broadband is available in the area.

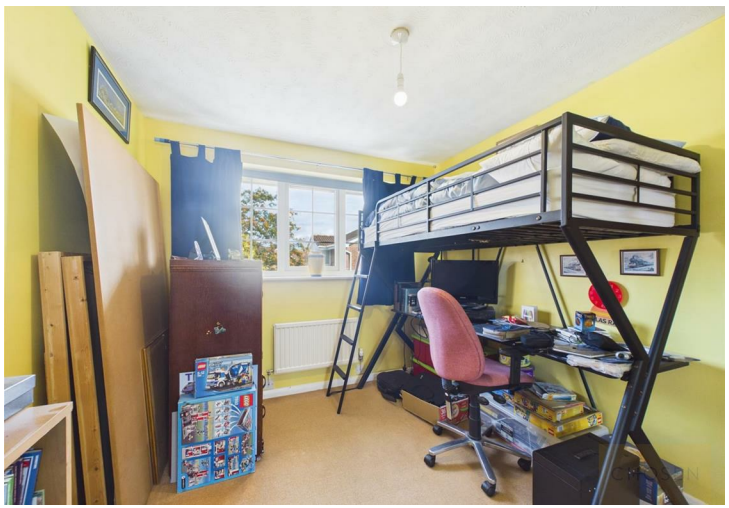
Flood Risk:
Rivers & Seas: Very low
Surface Water: Low

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Floor 0



Floor 1



Approximate total area(1)

733 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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