

TG

SALES & LETTINGS



Dudbridge Hill, , Stroud
Gloucestershire GL5 3HE

Offers in the Region Of £130,000

- No onward chain
- Open plan living
- Ground floor
- Allocated parking space
- Fantastic links to local amenities and public transport routes
- Within walking distance of Stroud town centre

The Property

****NO ONWARD CHAIN - IDEAL FIRST TIME BUY OR INVESTMENT****

TG Sales welcomes to the market a well-presented one-bedroom ground floor apartment located on the outskirts of Stroud on Dudbridge Hill, benefitting from open plan living accommodation and off road parking. With fantastic links to Stroud town centre and surrounding, the property would make an ideal first time buy or rental investment.

The accommodation briefly comprises of entrance hall, leading you through to an open plan kitchen/living/dining space complete with Juliette balcony.
The kitchen also provides space for a breakfast bar.

A spacious double bedroom can be found to the rear of the apartment, along with a modern family bathroom complete with bath, overhead shower and ample storage.

The apartment can be accessed via a secure communal door and also benefits from a telephone entry system.

One allocated parking space can be found underneath the adjacent apartment block.

Signal House provides fantastic links to local amenities, public transport routes and is within walking distance to Stroud town centre and the canal footpath - early viewing is a must!

****the below lease information has been supplied to us by our vendor****

Lease length - 999 years from 1st January 2005.

Service charge - £2032 approx. per annum

Ground rent - £50 approx. per annum



Situation

Dudbridge is a suburb on the southern edge of Stroud in Gloucestershire, England, offering useful links to local supermarkets, schools and public transport. Junction 12 of the M5 motorway is a few minutes drive away, providing easy connections to Bristol, Gloucester and Cheltenham.

Directions

SATNAV postcode GL5 3HE

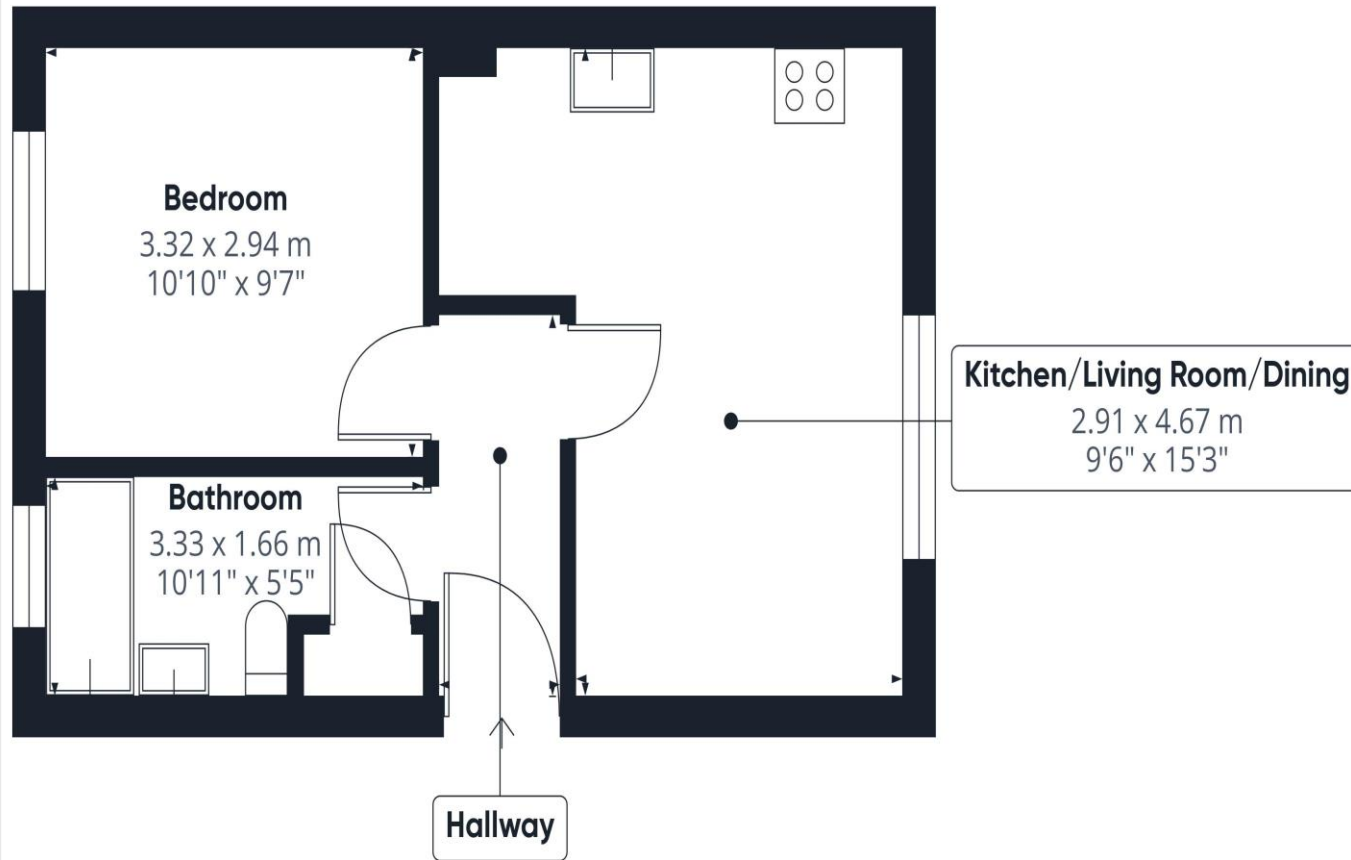
Tenure Leasehold

Local Authority Stroud

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

Council tax band A





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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C	74	76
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	
<small>WWW.EPC4U.COM</small>			

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