



4 Pampas Court, Gloucester, GL4 0TB

Asking Price £150,000

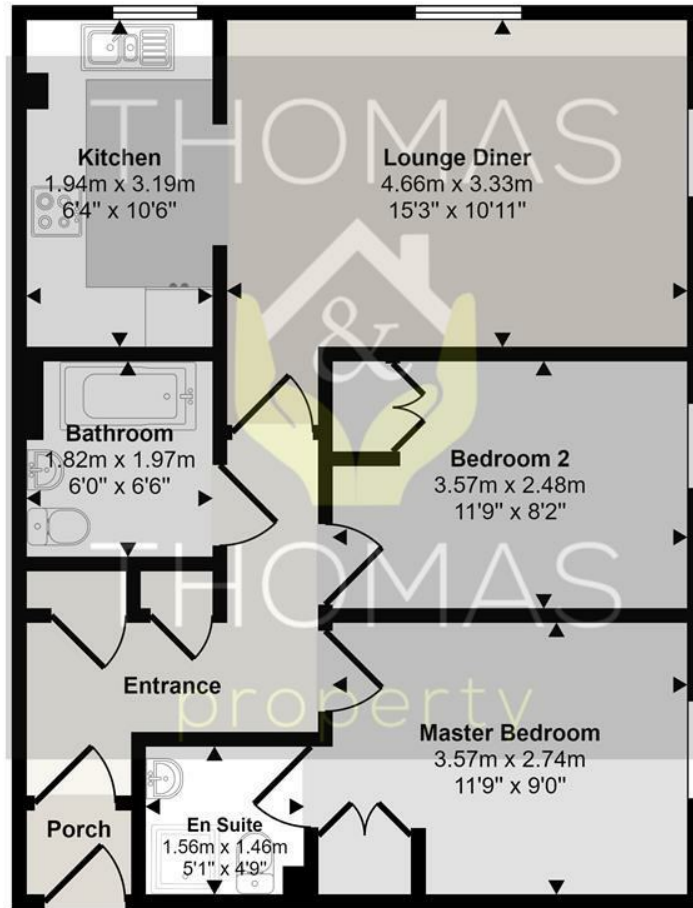
Thomas & Thomas property are pleased to be offering this well presented ground floor apartment in the popular development Copeland Park, Tuffley.

Briefly comprising of, porch area leading to entrance hallway. Open plan lounge/diner and kitchen. Two double bedrooms both with fitted wardrobes and the master bedroom benefiting from an en suite and finally family bathroom.

The apartment benefits from gas central heating, double glazing throughout and an allocated parking space. This beautiful apartment would be a great first home or investment.

- Ground Floor
- Two Bedroom Apartment
 - En Suite to Master
 - Open Plan Living
- Allocated Parking Space
- Gas Central Heating

Approx Gross Internal Area
59 sq m / 634 sq ft

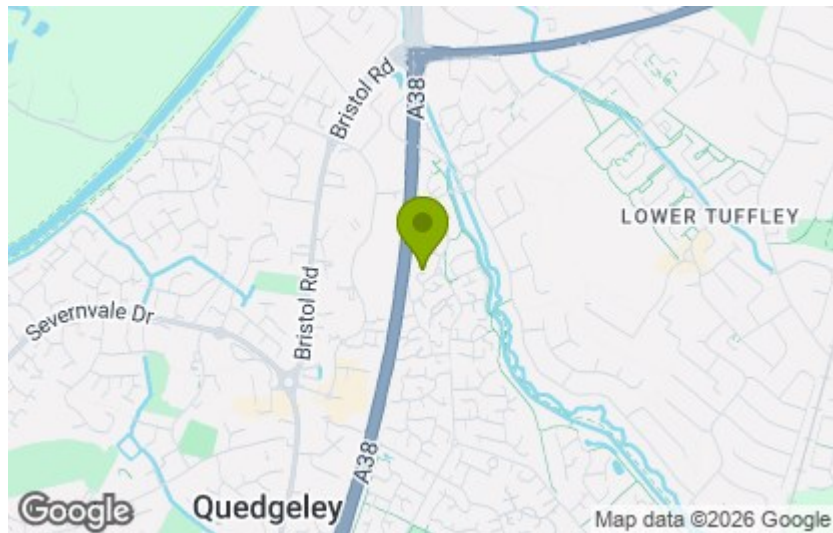


Floorplan

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) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		79	79
	EU Directive 2002/91/EC		

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



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