



Tirlebank Way, Tewkesbury, GL20
£340,000

**ADAM
HALLIWELL**
property

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Property Type: Semi Detached House

Bedrooms: 3

Bathrooms: 1

Receptions: 2

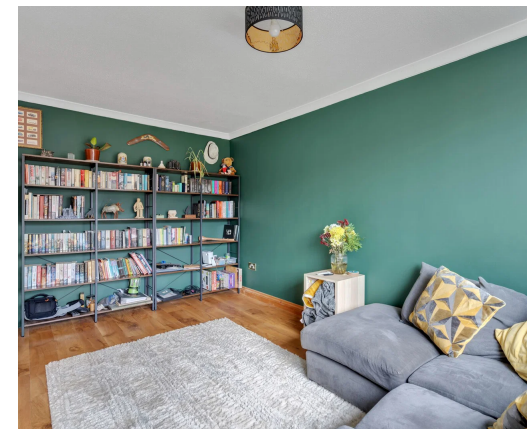
This well-presented three-bedroom semi-detached house on the edge of Tewkesbury offers spacious living, modern features, a private garden, and excellent access to local amenities, schools, and transport links—making it an ideal home for families or first-time buyers.

- Three bedrooms
- Open-plan kitchen and dining
- Bright conservatory
- Off-street parking
- Great location
- Smart family home
- Utility area
- Refitted bathroom
- Close to schools and amenities
- Excellent transport links nearby



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This three-bedroom semi-detached house is for sale on the edge of Tewkesbury, offering a smart and refreshed interior and a selection of practical features. The property is well-suited to first-time buyers and families, with spacious accommodation throughout.

The ground floor is arranged with an open-plan kitchen and dining area. The kitchen is fitted with wood countertops and benefits from natural light, creating a versatile space for dining and daily meals. A utility area provides additional convenience. At the front of the house, there is a living room with an electric fireplace, serving as a comfortable living area.

The property includes a conservatory, offering additional living or relaxation space, and access to a private garden, ideal for outdoor activities. Off-street parking is available, and a partial garage (store) provides extra storage solutions.

Upstairs, there are two double and one single bedrooms, including a master bedroom. The bathroom has been refitted to a modern standard.

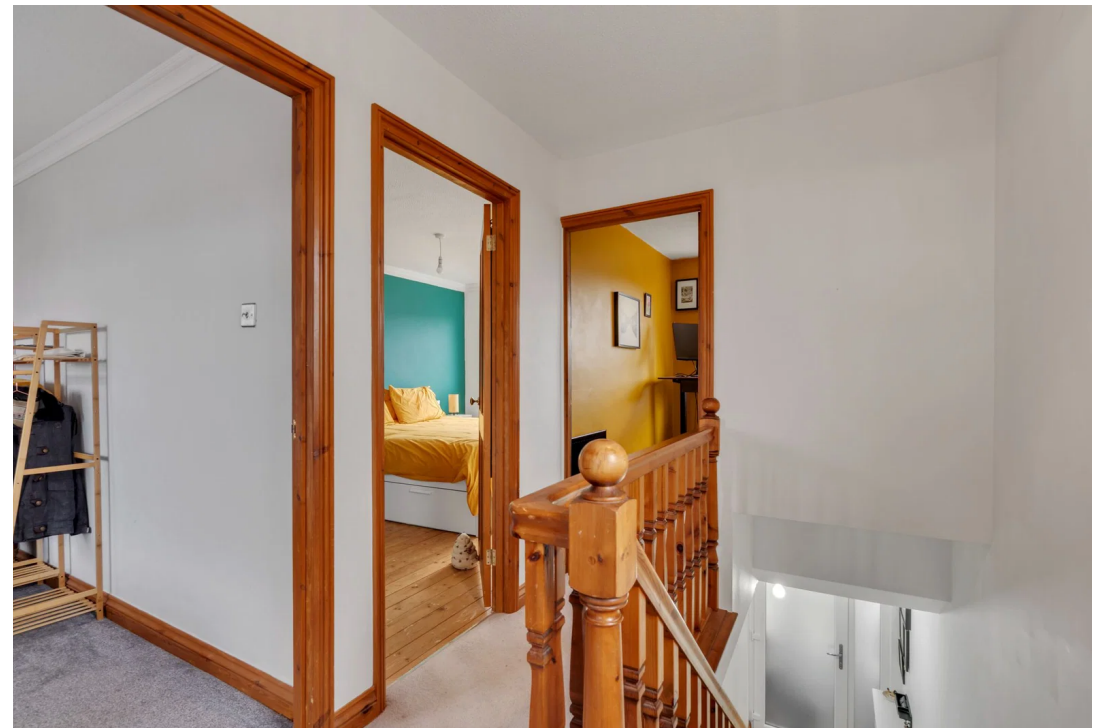
The property has an EPC rating of C and falls within council tax band C.

The location provides a strong mix of local amenities and transport links. Tewkesbury town centre, with its independent shops, cafés, and supermarkets, is easily accessible for daily conveniences. Families will benefit from the proximity to respected local schools.

For those who enjoy the outdoors, the area is known for its green spaces, walking and cycling routes, and access to riverside and countryside areas.

Public transport is well-served, with Ashchurch for Tewkesbury railway station a short drive away. Trains from here run to Gloucester, Worcester, and Birmingham, making the property suitable for those commuting to these destinations. The M5 motorway is also just a three-minute drive, connecting to the wider South West and Midlands regions.

This house offers practical living in a sought-after part of Tewkesbury, with amenities, schools, and transport links on the doorstep. Viewings are recommended for those seeking a home ready for immediate occupation.





Bedrooms: | **Bathrooms:** | **Receptions:**
3 | 1 | 2

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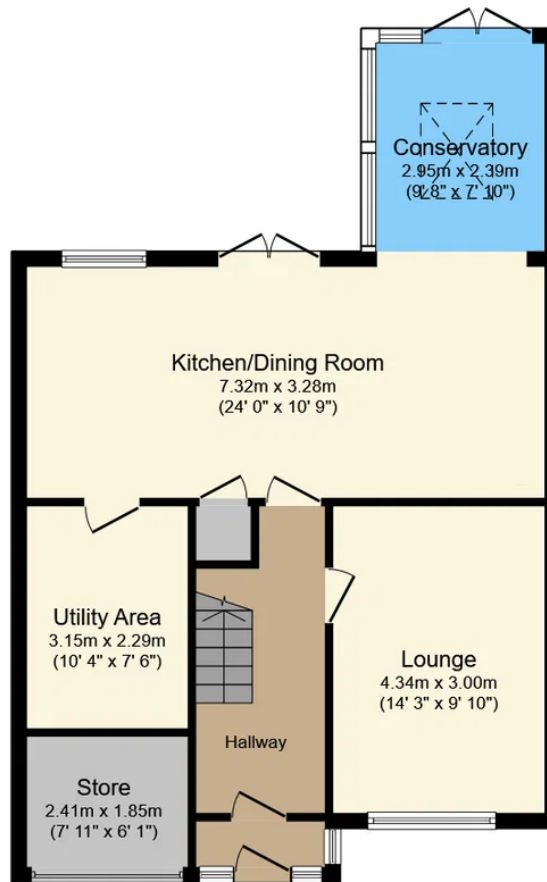
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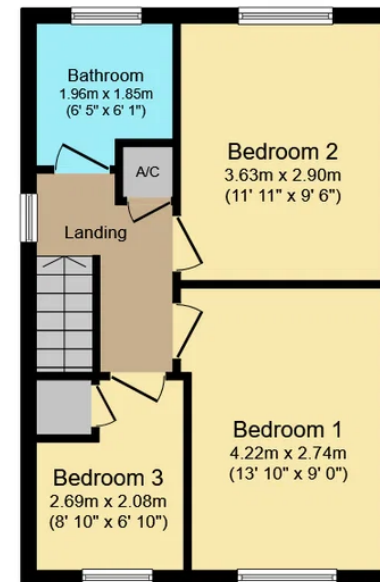


Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Ground Floor

Floor area 67.2 sq.m. (723 sq.ft.)



First Floor

Floor area 38.0 sq.m. (410 sq.ft.)

Total floor area: 105.2 sq.m. (1,133 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Adam Halliwell Property

t: 01242 906586

e: adam.halliwell@exp.uk.com

w: www.adamhalliwell.exp.uk.com

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