



THOMAS



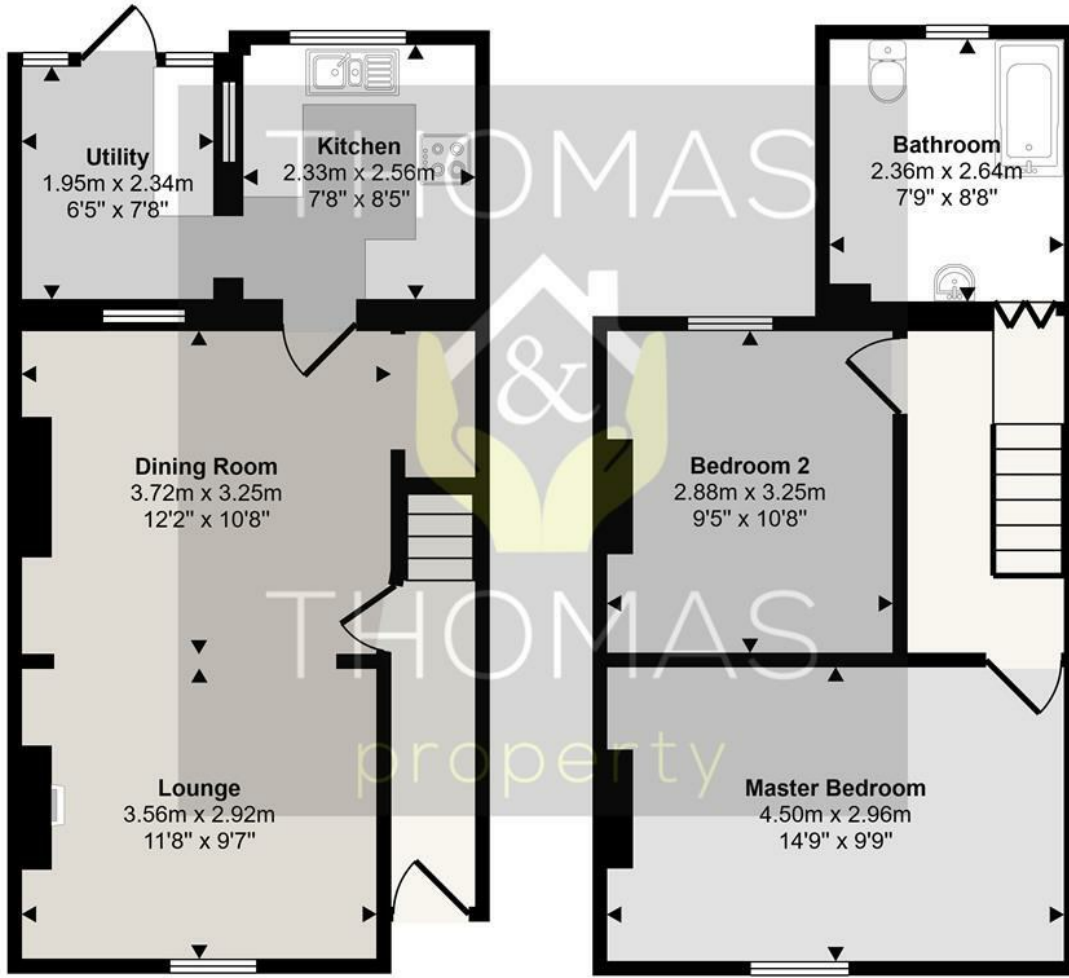
8 Matson Place, Gloucester, GL1 4PL

Offers Over £170,000

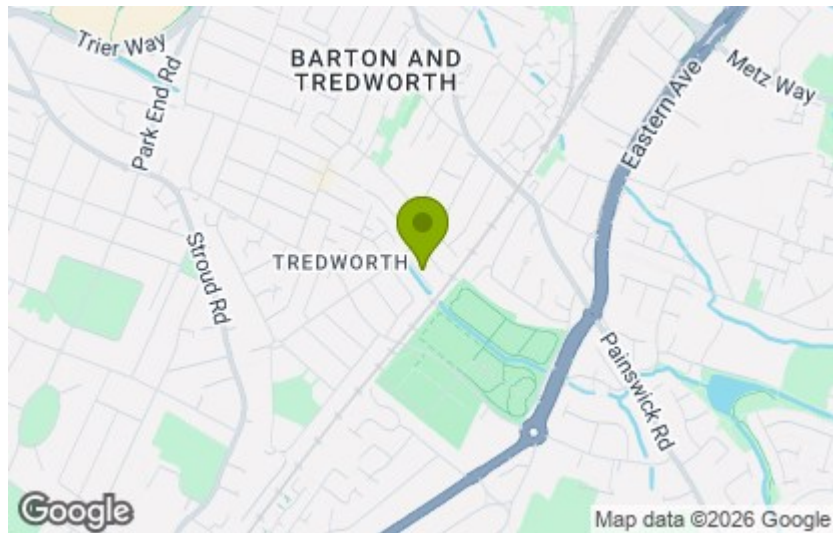
A well-presented two-bedroom mid-terrace turn-of-the-century property, ideally situated on a quiet no-through road and offered to the market chain free. This charming home combines character features with comfortable modern living, making it an ideal first-time purchase or investment opportunity. The accommodation offers well-proportioned living space throughout, while externally the property benefits from an enclosed rear garden, perfect for relaxing or entertaining. Conveniently located close to local amenities, transport links, and schools.

- Two Bedrooms
- Upstairs Bathroom
- Well Presented
- Enclosed Rear Garden
 - Period Terrace
 - Gas Central Heating

Approx Gross Internal Area
77 sq m / 827 sq ft



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	80
(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	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	80
(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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