



6 Taurus Close

Longford, Gloucester, GL2 9AL

Offers over £220,000



Two Bedrooms- Quiet Cul-De-Sac- Longford!

Murdock & Wasley Estate Agents are delighted to present this two-bedroom terraced house to the market. Located in a highly sought-after and peaceful area, the property enjoys excellent access to transport links, as well as local amenities, and is just a short distance from the city centre.

The accommodation includes a lounge/diner, separate kitchen, conservatory, two well-proportioned bedrooms, large storage cupboard and a family bathroom—making it an ideal choice for first-time buyers. Outside, the property boasts a private, low maintenance rear garden over looking The Parish fields and two parking spaces to the front.

01452 682952



Entrance Hall

Accessed via upvc double glazed door, radiator, power points, , Door to:

Kitchen

Range of base, drawer and wall mounted units, roll edge worksurfaces, single sink unit with mixer tap over. Appliance points, power points, integral cooked, four ring hob with extractor hood over, space for washing machine, and fridge/freezer. Partly tiled walls, radiator, boiler, rear aspect upvc double glazed window with front aspect.

Lounge Diner

Tv point, power points, electric fireplace, radiator, stairs leading to first floor, upvc double glazed patio doors leading to conservatory.

Conservatory

Power points, upvc double glazed windows with panoramic views, doors leading out to rear garden.

Landing

Power points, radiator, large storage cupboard, doors leading to:

Bedroom One

Power points, radiator, storage cupboard, rear aspect upvc double glazed window.

Bedroom Two

Power points, radiator, front aspect upvc double glazed window.

Bathroom

Suite comprising, walk in shower cubicle with shower off the mains over, low level WC, hand wash basin with mixer taps over and storage below, upvc double glazed frosted window with front aspect.

Outside

To the front of the property, a slabbed pathway leads to the front door with decorative stone to the side. There is off road parking for two vehicles.

The rear of the property there is a low maintenance, private garden which overlooks Parish fields to the rear. The garden is made up of decking and patio area, a gate to the rear of the property allows access from the front for bins and garden equipment.

Tenure

Freehold

Services

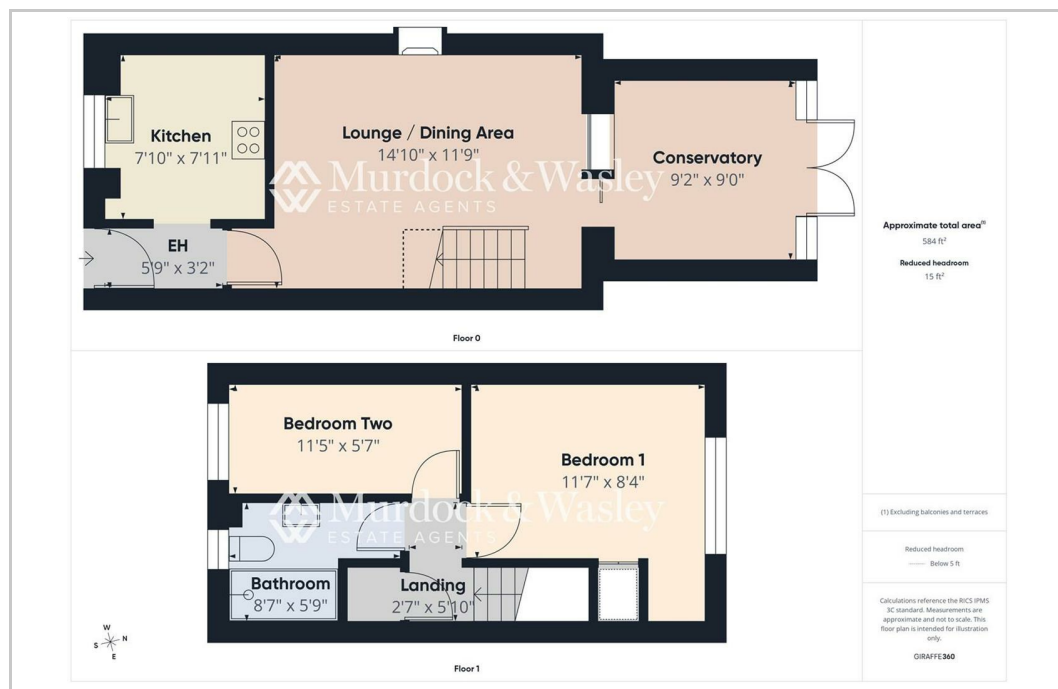
Mains gas, water, electricity and drainage

Local Authority

Tewkesbury Borough Council
Council Tax Band B

Awaiting Vendor Approval

These details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.



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	70	76
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		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

To comply with Anti-Money Laundering regulations, a £21 per person fee will be payable on all accepted sales.

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