Murdock & Wasley
ESTATE AGENTS



19 Gamecock Close

Brockworth, Gloucester, GL3 4DZ

£220,000

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We are delighted to bring to the open market this attractive two-bedroom detached freehold coach house, built in 2008 and pleasantly situated along a quiet no-through road within the popular Coopers Edge development.
Offered for sale with NO ONWARD CHAIN, this well-presented property would make an ideal first-time purchase, investment opportunity or home for someone looking to downsize.
The accommodation briefly comprises an entrance hallway, spacious open-plan kitchen/dining/living area, two double bedrooms and two bathrooms.
Further benefits include a garage and additional parking, making this an appealing home in a convenient and popular residential location.







Entrance Hall
Accessed via upvc double glazed door, radiator, stairs to landing.

Landing
Power point, radiator, access to loft space. Doors lead off:

Kitchen/Living Area
Range of base, drawer and wall mounted units, laminate work surfaces, sink unit with mixer tap over. Appliance points, power points, integral cooker, gas hob with extractor hood over, space for fridge, freezer and washing machine. Partly tiled walls, wall mounted boiler, tv point, telephone point, two radiators, two velux rooflights, front aspect upvc double glazed window.

Bedroom One
Power points, radiator, front and side aspect upvc double glazed window. Door to:

En-Suite
Suite comprising corner step in shower cubicle with shower off the mains over, low level wc, pedestal wash hand basin with separate taps over. Partly tiled walls, radiator, shaver point, velux rooflight.

Bedroom Two
Power points, radiator, velux rooflight.

Bathroom
Suite comprising panelled bath with shower off the mains over, low level wc, pedestal wash hand basin with separate taps over. Partly tiled walls, radiator, shaver point, velux rooflight.

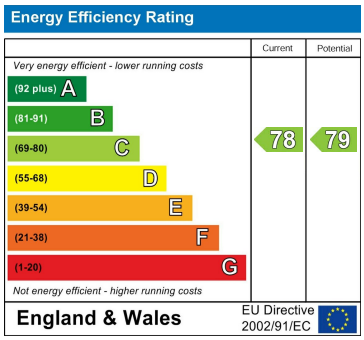
Tenure & Charges
Freehold.

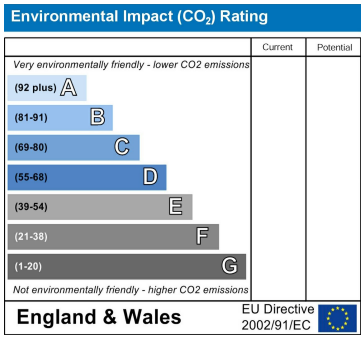
Services
Mains water, gas, electricity and drainage.

Local Authority
Stroud District Council.
Council Tax Band: A

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.







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 firms 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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