



51 Fauld Drive Kingsway, Quedgeley - GL2 2HZ  
£275,000



# 51 Fauld Drive Kingsway

Quedgeley, Gloucester

**Modern Three Bedroom End Terrace Home with  
Ensuite and Low Maintenance Garden**

This attractive three bedroom end terrace home offers modern living throughout, including a spacious master bedroom with a large ensuite shower room. The property features a contemporary kitchen, a large, light-filled living room, and a convenient downstairs cloakroom.

Outside, you'll find a good-sized rear garden, neatly laid to astroturf for low maintenance enjoyment, along with rear access for added practicality.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





### Entrance Hallway

Double glazed composite front door with obscured glass window. Vinyl flooring. Radiator. Entrance to:-

### Kitchen

Dimensions: 12' 3" x 8' 11" (3.73m x 2.72m). Vinyl flooring. Double glazed window to front. A range of wall, base and drawer units with laminate work tops over. Matching upstands. Built in oven and gas hob. Extractor hood with stainless steel splashback. Space for washing machine. Stainless steel one and a half bowl sink with mixer tap. Space for fridge freezer.

### Cloakroom

Vinyl flooring. Radiator. Low level WC. Wash hand basin. Tiled splashback. Obscured glass double glazed window to front.

### Living Room

Dimensions: 14' 5" x 16' 7" (4.39m x 5.05m). Carpet flooring. Two radiators. Double glazed French doors and side window opening onto patio and rear garden. Understairs cupboard with fuse box, electrics and light.

### First Floor Landing

Carpet flooring. Radiator. Access to loft. Airing cupboard housing water cylinder.

### Bedroom One

Dimensions: 11' 7" x 10' 9" (3.53m x 3.27m). Carpet flooring. Double glazed window to front. Radiator. Lighting with fan.

### Ensuite

Vinyl flooring. Low-level WC. Double glazed obscure glass window to front. Wash hand basin with tiled splashback. Radiator. Extractor fan. Shower cubicle. Tiled walls.

### Bedroom Two

Dimensions: 9' 10" x 9' 4" (2.99m x 2.84m). Carpet flooring. Radiator. Double glazed window to rear.





### **Bedroom Three**

Dimensions: 8' 3" x 6' 10" (2.51m x 2.08m). Bedroom Three Carpet flooring. Double glazed window to rear. Radiator.

### **Family Bathroom**

Vinyl flooring. Radiator. Panel bath with mixer tap and shower attachment. Low-level WC. Extractor. Wash handbasin with tiled splashback. Partly tiled walls.

### **Front External**

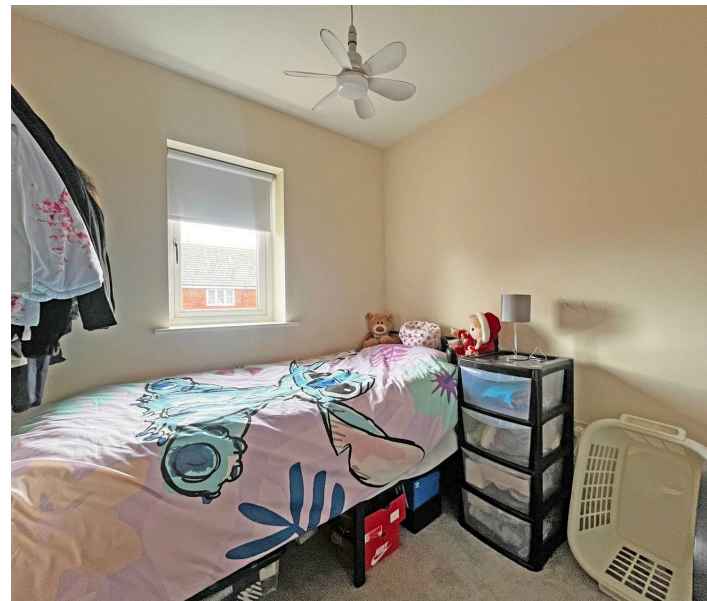
Parking for two vehicles. EV Charging port. Mature trees and shrubs and gravel borders.

### **Rear External**

Electricity point and lighting. Laid to patio and AstroTurf. Surrounded by closed boarded fencing and gate for rear access.

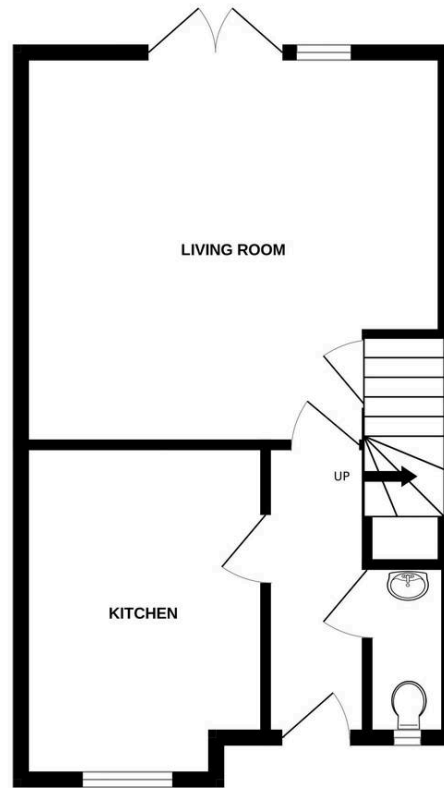
### **More Information**

EPC: B Council Tax: C

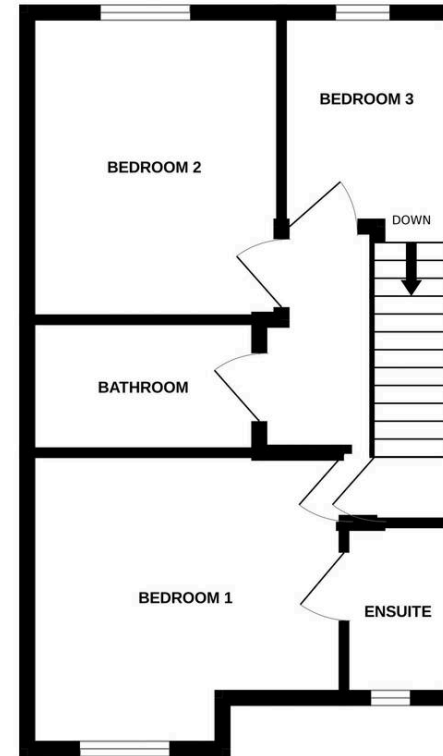




GROUND FLOOR  
404 sq.ft. (37.6 sq.m.) approx.



1ST FLOOR  
370 sq.ft. (34.4 sq.m.) approx.



51 FAULD DRIVE

TOTAL FLOOR AREA : 774 sq.ft. (71.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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