



21 Stocken Close, Hucclecote
£360,000

Farr & Farr Sales & Lettings

21 Stocken Close

Hucclecote, Gloucester

Immaculately presented, this three bedroom detached home sits in a quiet corner of Hucclecote and offers spacious accommodation throughout.

The front door opens into an entrance hall and through to a recently renovated kitchen with utility room. To the rear of the property sits a large living room which leads out to a conservatory.

Stairs lead to the first floor landing with three double bedrooms. A modern en suite serves the master bedroom and a family bathroom completes the property.

To the rear, the garden is a good size and mostly laid to lawn while a driveway and garage are to the front.

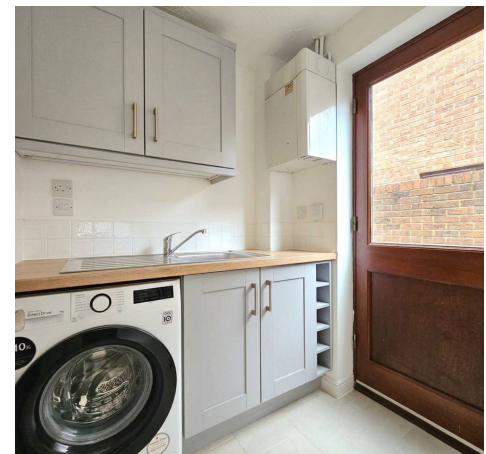
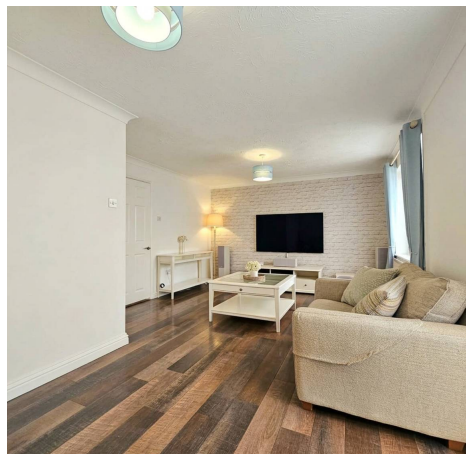
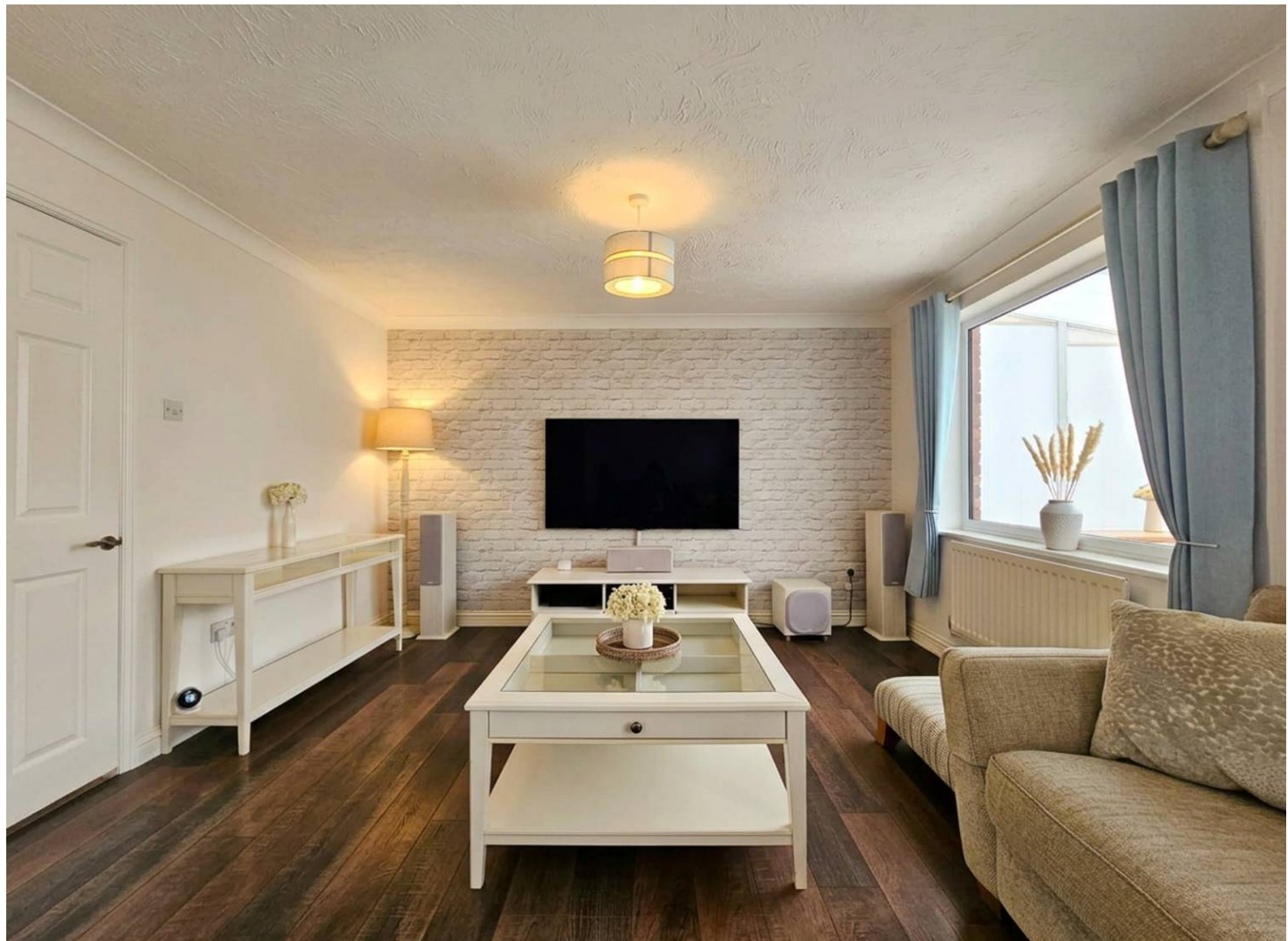
Stocken Close is within the Cranham Gate estate in Hucclecote and has good access to a range of local shops, amenities and transport links. The property is available with no onward chain.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D





Entrance Hall

Wooden front door with frosted double glazed window. Laminate flooring. Radiator.

Living Room

12' 6" x 19' 9" (3.82m x 6.02m)

Spacious living room with large double glazed window and sliding doors into conservatory. Laminate flooring. Radiator.

Conservatory

7' 7" x 18' 6" (2.32m x 5.64m)

Double glazed window surround and French doors to garden. Tiled flooring. Radiator.

Kitchen

10' 0" x 7' 11" (3.06m x 2.41m)

Modern kitchen with a range of wall, base and drawer units. Laminate worktop. Stainless steel sink with draining board and mixer tap. Fitted double oven. Gas hob with extractor hood. Fitted fridge freezer. Double glazed window to front. Part tiled walls. Tiled flooring. Radiator.

Utility Room

5' 4" x 5' 3" (1.62m x 1.59m)

External door with frosted window to side. Wall and base units with laminate worktop. Stainless steel sink with draining board and mixer tap. Part-tiled walls. Tiled flooring. Radiator.

Cloakroom

5' 4" x 4' 8" (1.63m x 1.41m)

WC. Basin with cupboard under. Heated towel rail. Attractive wall panelling.



First Floor Landing

Double glazed window to side. Airing cupboard with water tank. Carpet. Access to loft via hatch.

Bedroom One

15' 8" x 11' 2" (4.77m x 3.41m)

Stunning master bedroom with attractive wall paneling. Double glazed window to rear. Fitted wardrobes. Carpet. Radiator.

En Suite

6' 0" x 5' 1" (1.83m x 1.55m)

Modern en suite to master bedroom. WC. Basin. Walk-in electric shower. Heated towel rail. Tiled walls. Vinyl flooring. Frosted double glazed window to side.

Bedroom Two

9' 3" x 11' 3" (2.83m x 3.42m)

Two double glazed windows to front. Carpet. Radiator.

Bedroom Three

10' 0" x 8' 4" (3.06m x 2.53m)

Double glazed window to rear. Carpet. Radiator. Cupboard.

Bathroom

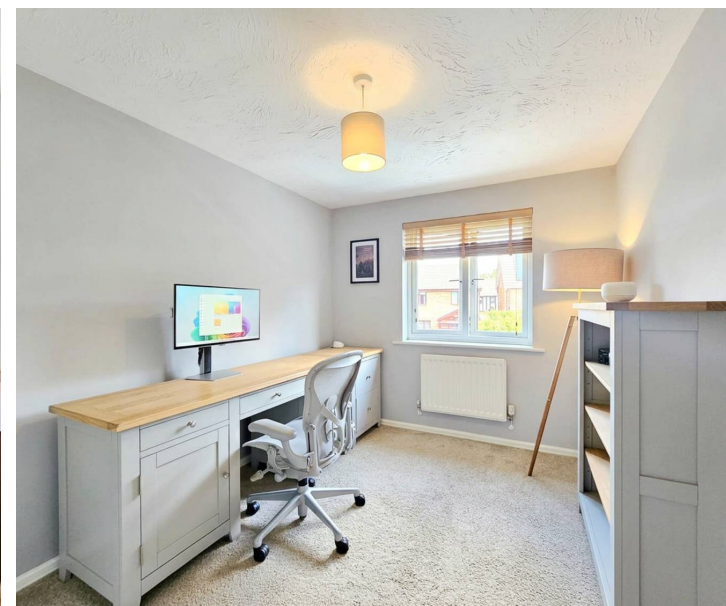
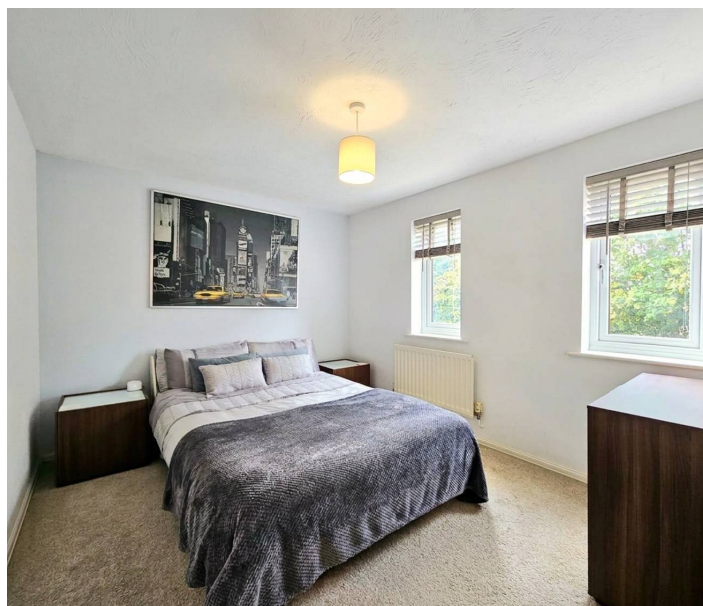
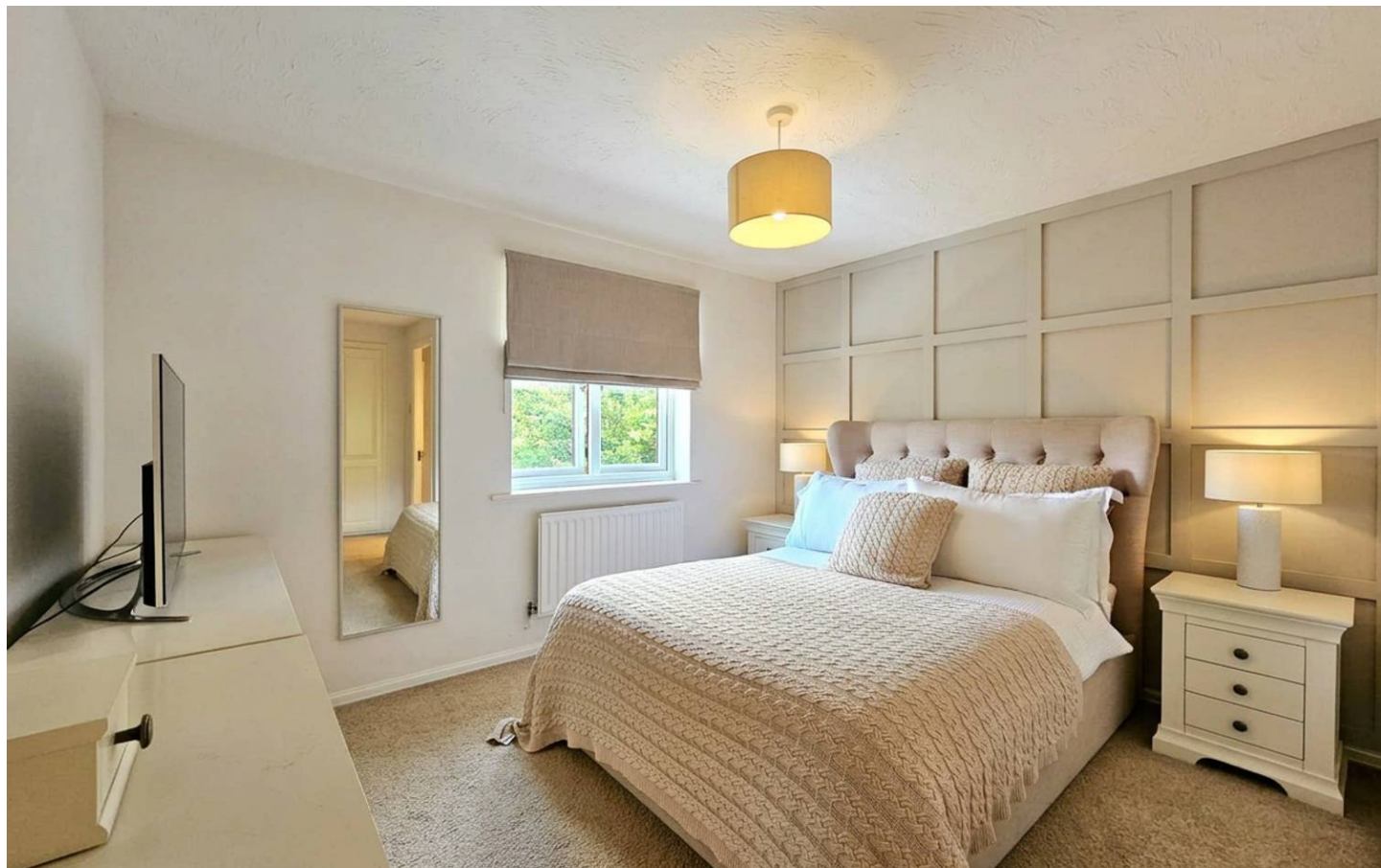
5' 7" x 8' 4" (1.69m x 2.53m)

A good-sized family bathroom. Frosted double glazed window to front. WC. Basin with cupboard under. Bath with electric shower over. Part-tiled walls. Radiator. Vinyl flooring.

Garage

15' 6" x 8' 7" (4.73m x 2.62m)

Up and over door. Lighting and electric.



REAR GARDEN

Large rear garden. Mostly laid to lawn with patio. Fence surround. Side access.

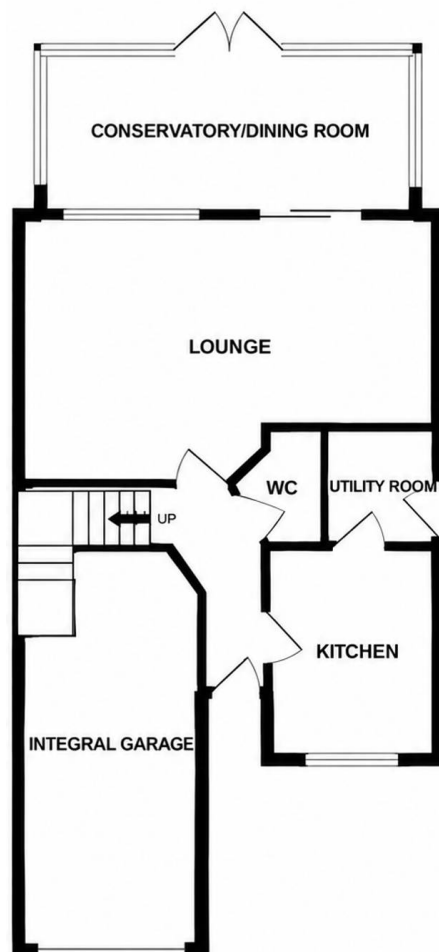
DRIVEWAY

3 Parking Spaces

An area laid to hardstanding and stones. Access to garage. Off road parking for multiple cars.



GROUND FLOOR



1ST FLOOR



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.

Farr and Farr Hucclecote

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