



## 78 Hucclecote Road, Gloucester, GL3 3SR

Asking Price £160,000

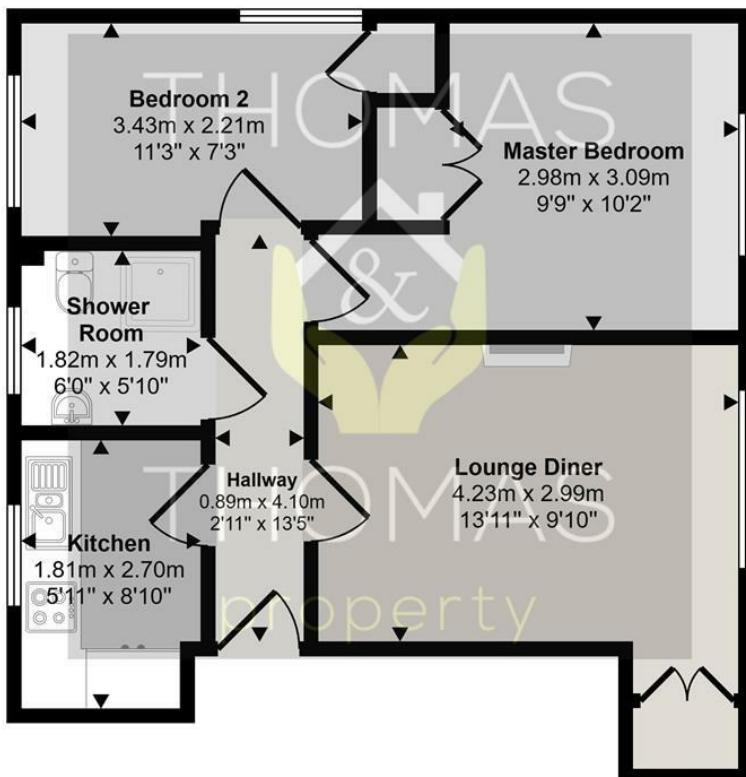
Hucclecote Mews is a purpose built over 50's retirement complex which is located in the heart of Hucclecote, conveniently close to local shops, doctors, dentists and bus routes. We are pleased to present this immaculate two bedroom, first floor apartment, offered to the market chain free.

The property comprises of: Entrance hall leading to the modern kitchen with integrated fridge, Neff hide and slide oven, integrated microwave and ample cupboard space including a slide out pantry. The lounge is across the hallway, with large window creating plenty of light, feature fire and storage cupboard.

There are two bedrooms, one being a single with the larger being a double and both with built in storage. Finally a modern bathroom with shower cubicle.

- Chain Free
- Two Bedrooms
- First Floor
- Over 55's Retirement Complex
- Ideally Situated close to amenities
- Gas Central Heating & Double Glazing

Approx Gross Internal Area  
48 sq m / 517 sq ft

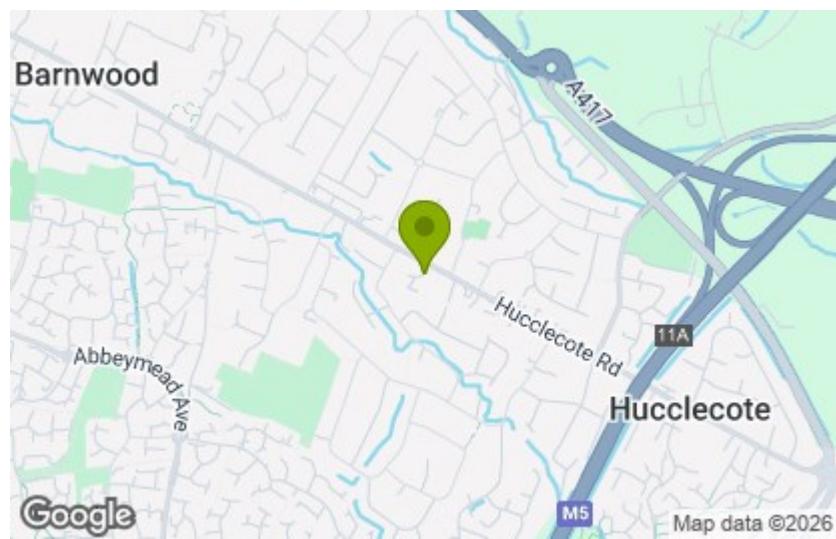


Floorplan

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		
(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 <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	



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