

## 1 Westfield Terrace, Gloucester, GL2 9AZ

£2,500 Per Month

We are pleased to present this immaculate four bedroom family home located in Westfield Terrace, Longford. Full of history, this property was the former home of the famous war poet Ivor Gurney, with a plaque to commemorate his life visible on the front of the property. The property benefits from an additional one bedroom annex in the garden equipped with its own kitchen and shower room.

As you enter the property to are met with the grand entrance hall leading to the two reception rooms with log burner and the family bathroom with roll top bath. On the lower level is the newly fitted kitchen including fridge / freezer, double over, dishwasher and induction hob as well as a clever hidden pantry. The dining room is the ideal family space and finally a handy utility room with separate WC.

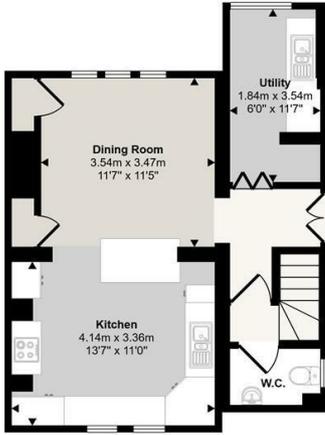
On the first floor there are three double bedrooms and family bathroom with walk in shower. On the top floor is an additional fourth double bedroom.

Outside is a low maintenance garden, a patio to the front of the property and a gated front.

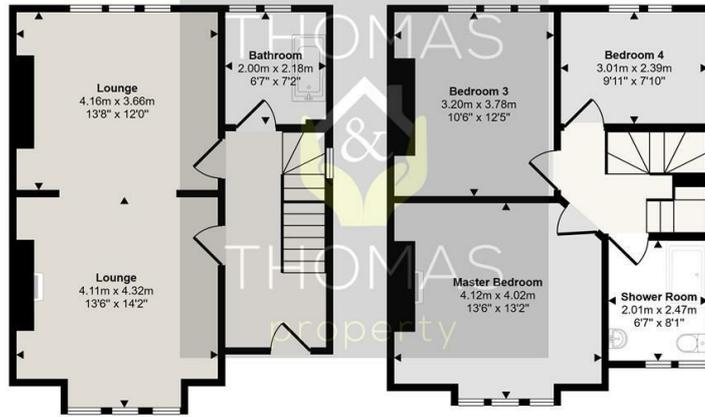
This is a very impressive property, please give us a call today to arrange your viewing, available to move into from January 2026!

- Four Bedrooms
- Four Storey Character Property
- Separate One Bedroom Annex
- Very Well Presented Throughout
  - On Road Parking
  - Available January 2026

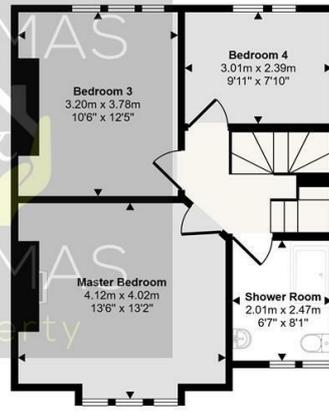
Approx Gross Internal Area  
168 sq m / 1804 sq ft



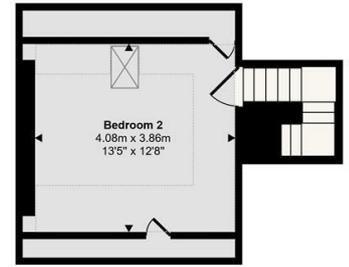
Lower Ground Floor  
Approx 47 sq m / 501 sq ft



Ground Floor  
Approx 47 sq m / 507 sq ft



First Floor  
Approx 48 sq m / 519 sq ft



Second Floor  
Approx 26 sq m / 277 sq ft

Denotes head height below 1.5m

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		61	74
(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		



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.