



49 Green Lane, Hucclecote – GL3 3QX

Gloucester

£475,000

49 Green Lane

Hucclecote, Gloucester

Four bedroom DETACHED bungalow situated down a PRIVATE DRIVEWAY with THREE RECEPTION ROOMS, MODERNED FITTED shower room, bathroom, kitchen/breakfast room, GARAGE and PRIVATE garden.

Tucked away down a private driveway you will find this unique bungalow which is full of charm, character and cosy features!

Due to the properties generous living accommodation and quiet surroundings it has all the potential to be the perfect family home.

In brief the property comprises of; Entrance porch, spacious lounge, dining room, kitchen/breakfast room, four bedrooms, study/inner hall, modern fitted shower room and family bathroom.

Benefits include; Upvc double glazing, gas central heating, private enclosed garden, easy access to a range of local amenities, garage & off road parking for multiple cars!

Property for sale through Michael Tuck Estate Agents. Potential rental value of £1,650pcm , please contact Michael Tuck Lettings in Abbeymead for more details.

We highly advise a viewing of this fantastic bungalow, to arrange yours call us today on 01452 612020.

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Entrance Porch

Lounge

Dimensions: 16' 10" x 10' 2" (5.13m x 3.10m).

Dining Room

Dimensions: 9' 1" x 9' 1" (2.77m x 2.77m).

Kitchen/Breakfast Room

Dimensions: 11' 10" x 9' 11" (3.60m x 3.02m).

Study/Hall

Dimensions: 11' 3" x 9' 8" (3.43m x 2.94m).

Bedroom 1

Dimensions: 13' 7" x 9' 1" (4.14m x 2.77m).

Bedroom 2

Dimensions: 9' 9" x 9' 9" (2.97m x 2.97m).

Bedroom 3

Dimensions: 10' 1" x 8' 1" (3.07m x 2.46m).

Bedroom 4

Dimensions: 9' 11" x 6' 9" (3.02m x 2.06m).

Bathroom

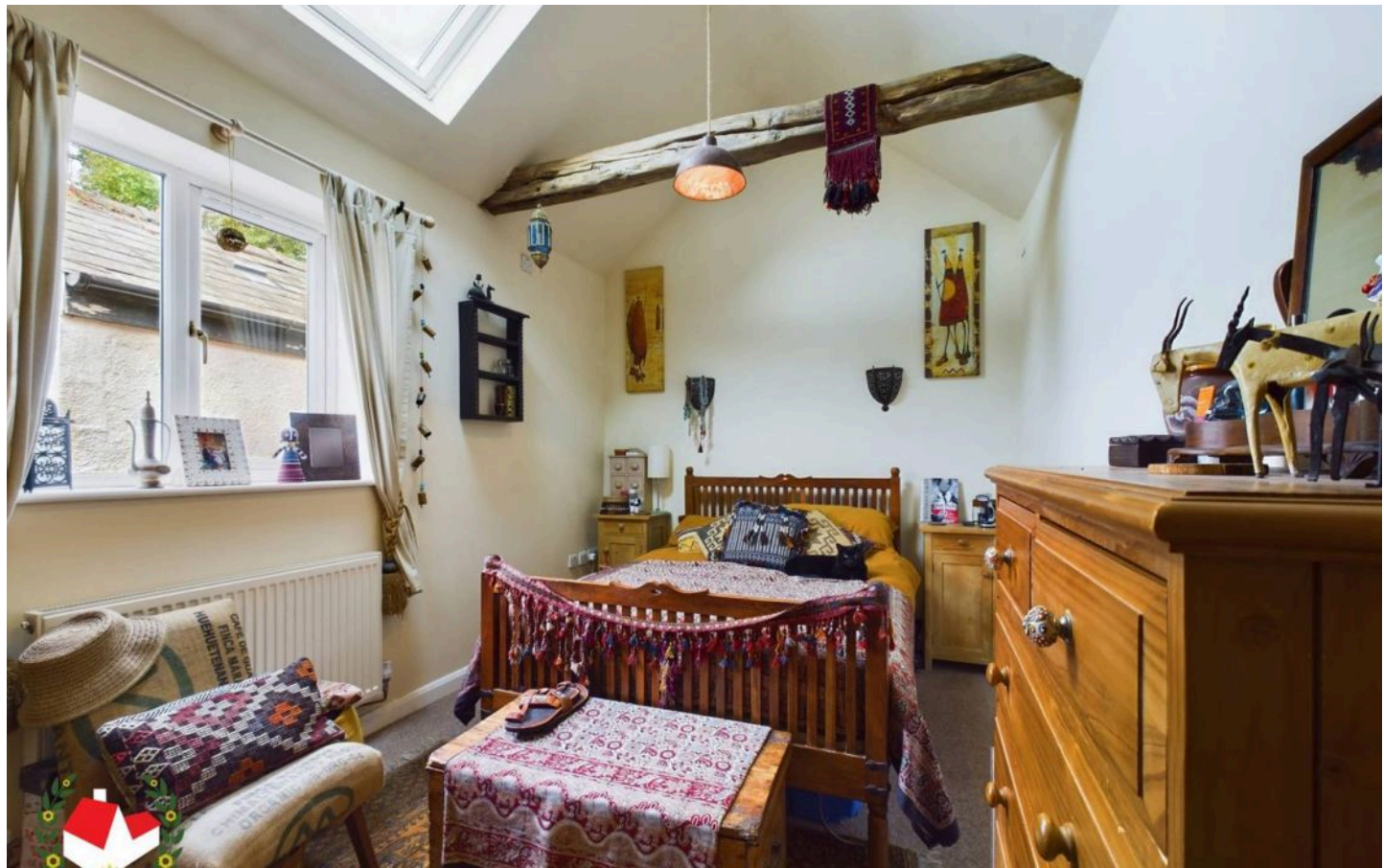
Dimensions: 6' 4" x 5' 5" (1.93m x 1.65m).

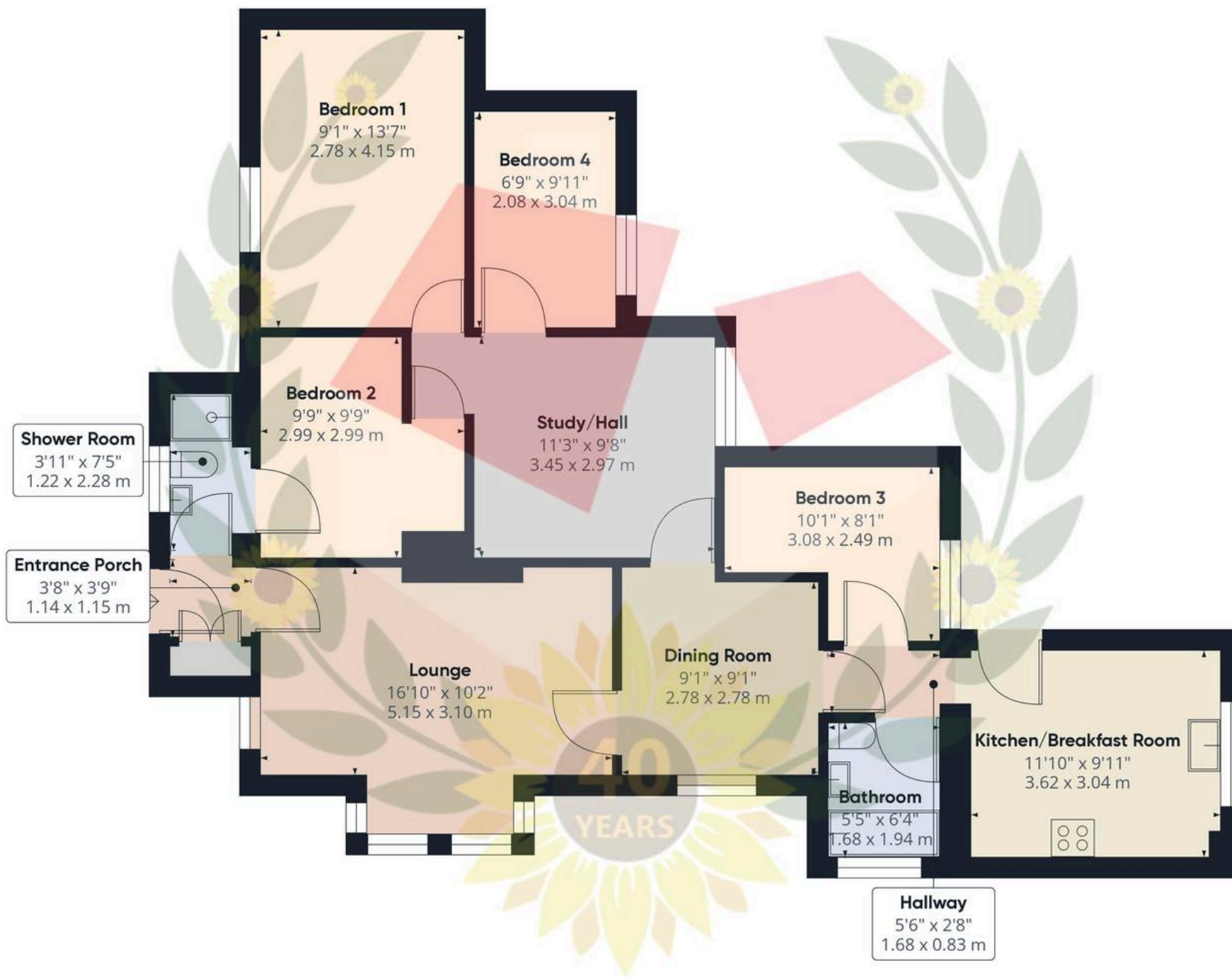
Shower Room

Dimensions: 7' 5" x 3' 11" (2.26m x 1.19m).

Additional Information From Vendor

Utilities • Electricity – Mains • Gas – Mains • Water – Mains •
Sewerage – Mains • Broadband – Fibre to cabinet





Approximate total area⁽¹⁾

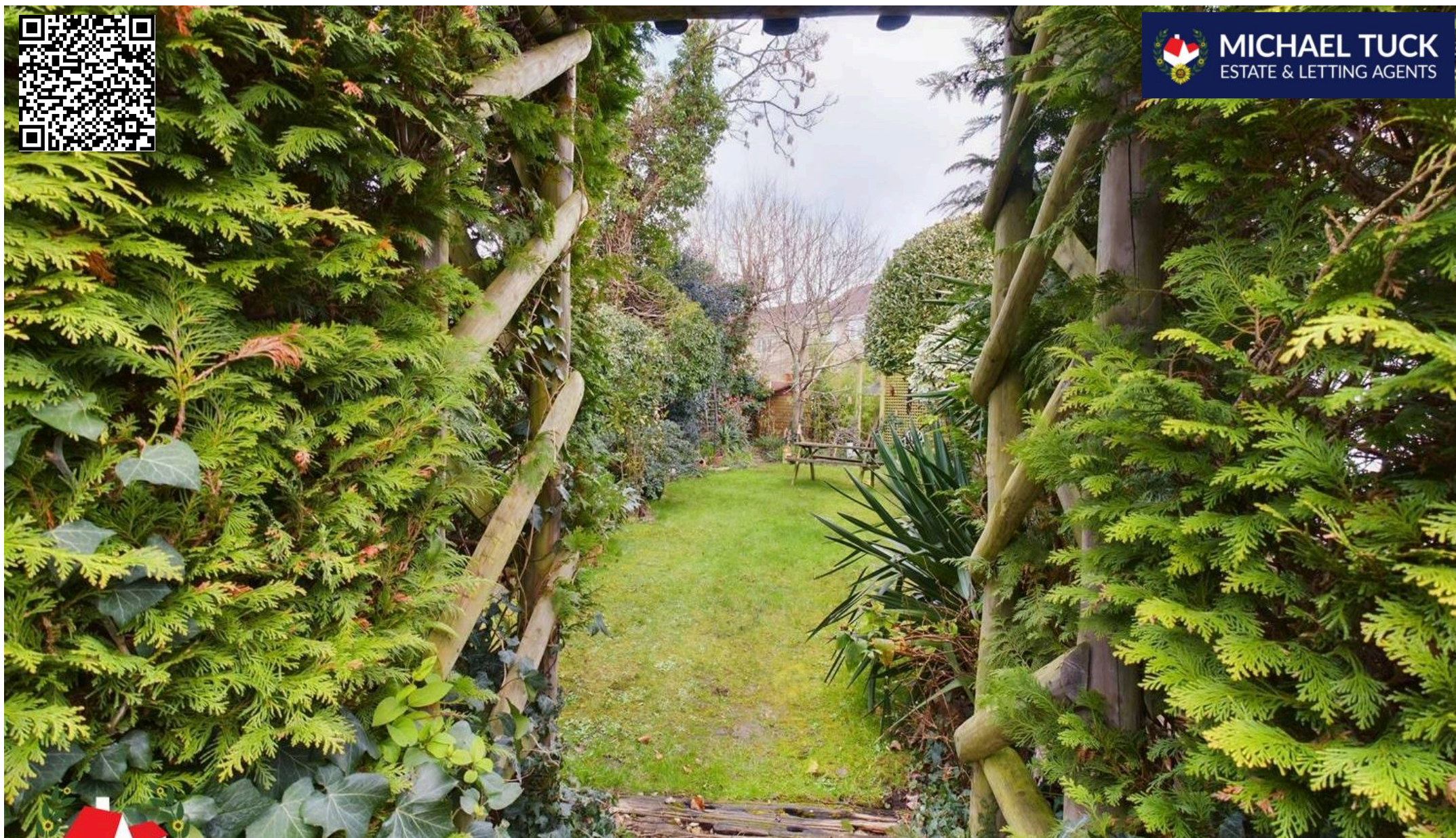
969.23 ft²

90.04 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Michael Tuck Estate & Letting Agents

2 Mead Road, Abbeymead - GL4 5GL

01452 612020 • estates.abbeymead@michaeltuck.co.uk • www.michaeltuck.co.uk/



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