



25 Belgrave House Whittle Way, Brockworth

Gloucester

In Excess of **£170,000**

25 Belgrave House Whittle Way

Brockworth, Gloucester

Two bedroom PENTHOUSE apartment with SEPARATE lounge/diner with SOUTHERLY facing BALCONY, kitchen, two DOUBLE bedrooms, bathroom and EN-SUITE to master.

The apartment also benefits from upvc double glazing and a secure allocated parking space. Located at the Whittle Square development in Brockworth; adjacent to coffee shops, David Lloyd Leisure Club, Tescos supermarket and other amenities. The development is close to the number 10 bus route offering regular services to both Gloucester and Cheltenham, and is also within easy reach of the M5 and A417 dual carriageway, offering fast access to wider locations.

Approximate rental value of £925pcm, please contact Michael Tuck Lettings in Abbeymead for more details.

- Separate Kitchen
- PENTHOUSE APARTMENT
- Allocated Parking
- Energy Rating C & Council Tax A
- South Facing Balcony With Views
- Family Bathroom and En-Suite To Master
- Lounge / Diner
- Two DOUBLE Bedrooms
- Upvc Double Glazing



Entrance Hall

Lounge/Diner

Dimensions: 18' 2" x 15' 0" (5.53m x 4.57m).

Balcony

Dimensions: 9' 10" x 4' 0" (2.99m x 1.22m).

Kitchen

Dimensions: 10' 10" x 6' 0" (3.30m x 1.83m).

Bathroom

Dimensions: 7' 0" x 6' 0" (2.13m x 1.83m).

Bedroom 1

Dimensions: 12' 0" x 9' 3" (3.65m x 2.82m).

En-suite

Dimensions: 7' 0" x 5' 2" (2.13m x 1.57m).

Bedroom 2

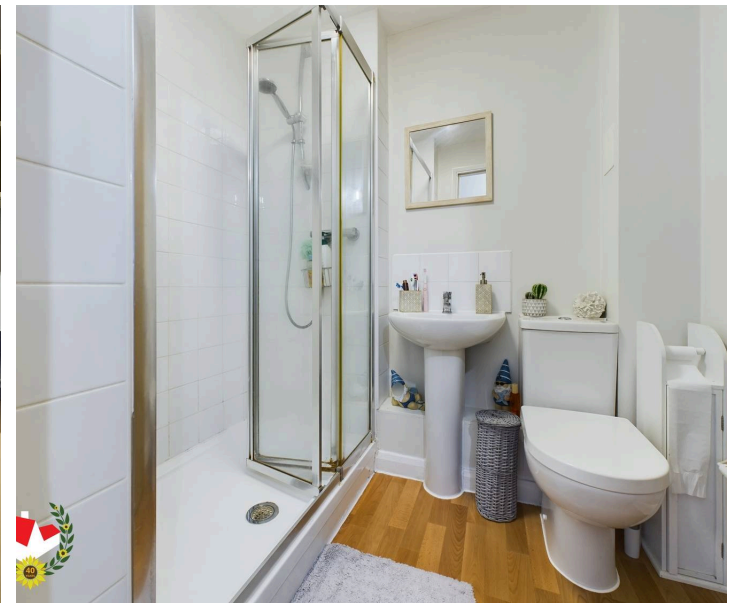
Dimensions: 10' 0" x 9' 0" (3.05m x 2.74m).

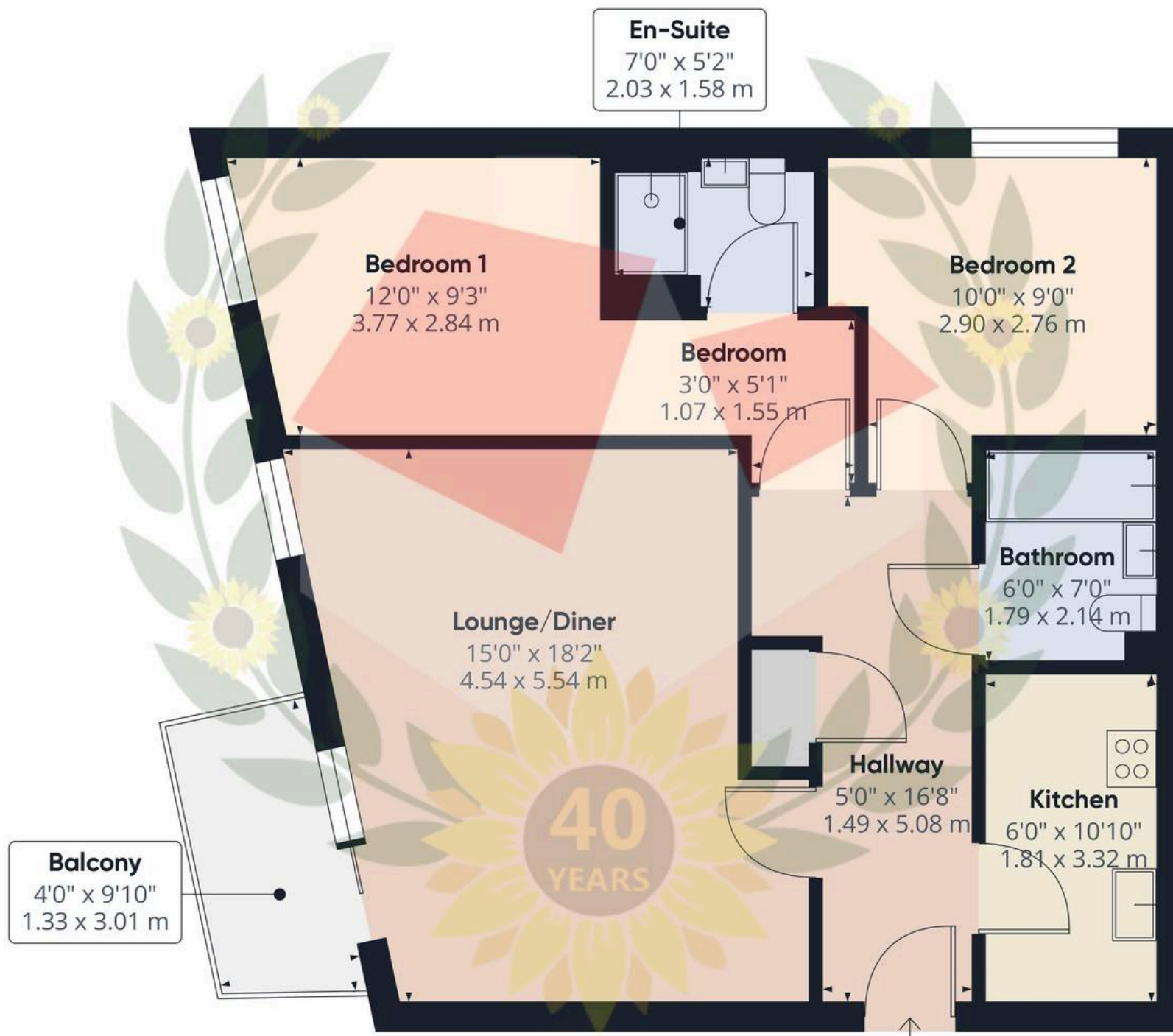
Tenure

Leasehold • Length of Lease - 136 years remaining from 2024 • Current Ground Rent - £250 Per Annum (non rising)
• Current Service Charge - £646.20 per quarter

Additional Information From The Vendor

• Electricity - mains • Water - mains • Sewerage - mains •
Broadband - fibre to cabinet





Approximate total area⁽¹⁾

741.63 ft²

68.9 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



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