



Weir Green, Elmore, Gloucester

Freehold

£649,995

**6 Weir Green, Elmore, Gloucester,
Gloucestershire, GL2 3WG**

£649,995

Freehold. Council Tax Band D



3 Bedrooms



2 Bathrooms



3 Receptions

Features

- *Upvc Double Glazing
- * Rare Opportunity
- *Planning Approved To Extend
- * Rural Location
- *Detached Double Garage
- * Parking For Multiple Vehicles
- *No Onward Chain
- * Energy Rating E

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The Property

Outstanding Three Bedroom Detached Cottage With Planning Permission Granted To Extend To A Five Bedroom Detached Home Located In Weir Green, Elmore Offered To The Market With No Onward Chain! This detached cottage originally dates back some 400 years and has undergone a complete rebuild in the late 1970's from it's previous owner. The current owner has also maintained the property to a high standard both cosmetically and structurally with a re-wire, new windows and roofing repairs completed in 2014/15. No.6 is situated in an enviable position on the western banks of the River Severn behind effective flood defenses built in the mid 90's. Weir Green is in a lovely rural location within the outskirts of Elmore yet only within five minutes away from Quedgeley/Hardwicke and all of it's amenities such as schools, shops, motorways (M5) and more! This home has lovely views of the River Severn and picturesque views of the beautiful countryside Elmore has to offer! The accommodation comprises of; Entrance hall, cloakroom, living room, kitchen/diner & study. On the top floor; Three double bedrooms & family bathroom. Further benefits include: Upvc double glazing, oil fired central heating, detached double garage & driveway for multiple vehicles, large private rear garden. Call us today on 01452 543200 to arrange your viewing!

Entrance Hall

Cloakroom

Living Room 14' 2" x 14' 2" (4.31m x 4.31m)

Kitchen/Diner 14' 4" x 13' 5" (4.37m x 4.09m)

Study 11' 2" x 10' 7" (3.40m x 3.22m)

Landing

Bedroom One 13' 10" x 13' 6" (4.21m x 4.11m)

En-suite 8' 8" x 3' 9" (2.64m x 1.14m)

Bedroom Two 13' 4" x 10' 7" (4.06m x 3.22m)

Bedroom Three 8' 5" x 7' 10" (2.56m x 2.39m)

Bathroom 8' 11" x 5' 10" (2.72m x 1.78m)

Detached Double Garage & Driveway

Additional Information

Additional Information provided by vendor:
Utilities • Electricity /mains • Oil Fired Central Heating • Water/ mains • Sewerage septic tank to rear of property • Broadband fibre to premises









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