



**Kiln Close, Gloucester**

Leasehold

**£125,000**



**Flat 2, 9 , Kiln Close, Gloucester,  
Gloucestershire, GL1 1GH**

**£125,000**

Leasehold. Council Tax Band



**1 Bedrooms**



**1 Bathrooms**



**1 Receptions**

**Features**

\*Ground Floor Apartment \* One Double  
Bedroom  
\*Open Plan Kitchen/Living Space \*Balcony  
\*Allocated Parking Space \* Double Glazing  
\*Modern Bathroom \* Energy rating C78  
\* \*

**Michael Tuck Estate and Letting Agents**

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**The Property**

We are delighted to bring to the a market a  
GROUND Floor Apartment with situated in this  
modern development within a short walk to  
Gloucester City Centre and Gloucesters Historic  
Docks.

Accommodation comprises of Entrance Hall,  
Kitchen/Living Area with balcony, DOUBLE  
BEDROOM and Family Bathroom.

Externally the property benefits from an  
ALLOCATED PARKING SPACE

This property would make an Ideal First Time Buy  
or Investment Buy so an early appointment to  
view comes highly recommended

Property for sale through Michael Tuck Estate  
Agents.

Approximate potential rental value of £750pcm ,  
please contact Michael Tuck Lettings in  
Gloucester for more details and to discuss special  
incentives available.

Call 01452 543200 To View

**Entrance Hall**

**Kitchen/Living Space** 21' 10" x 11' 11" (6.65m x  
3.63m)

**Double Bedroom** 17' 0" x 9' 2" (5.18m x 2.79m)

**Bathroom** 7' 1" x 5' 7" (2.16m x 1.70m)

**Tenure - Leasehold**

Lease: 250 Years from 1/7/2014

Ground Rent: £72

Current Service Charge: £129.84 Per Quarter

**Additional Information**

Water: Mains

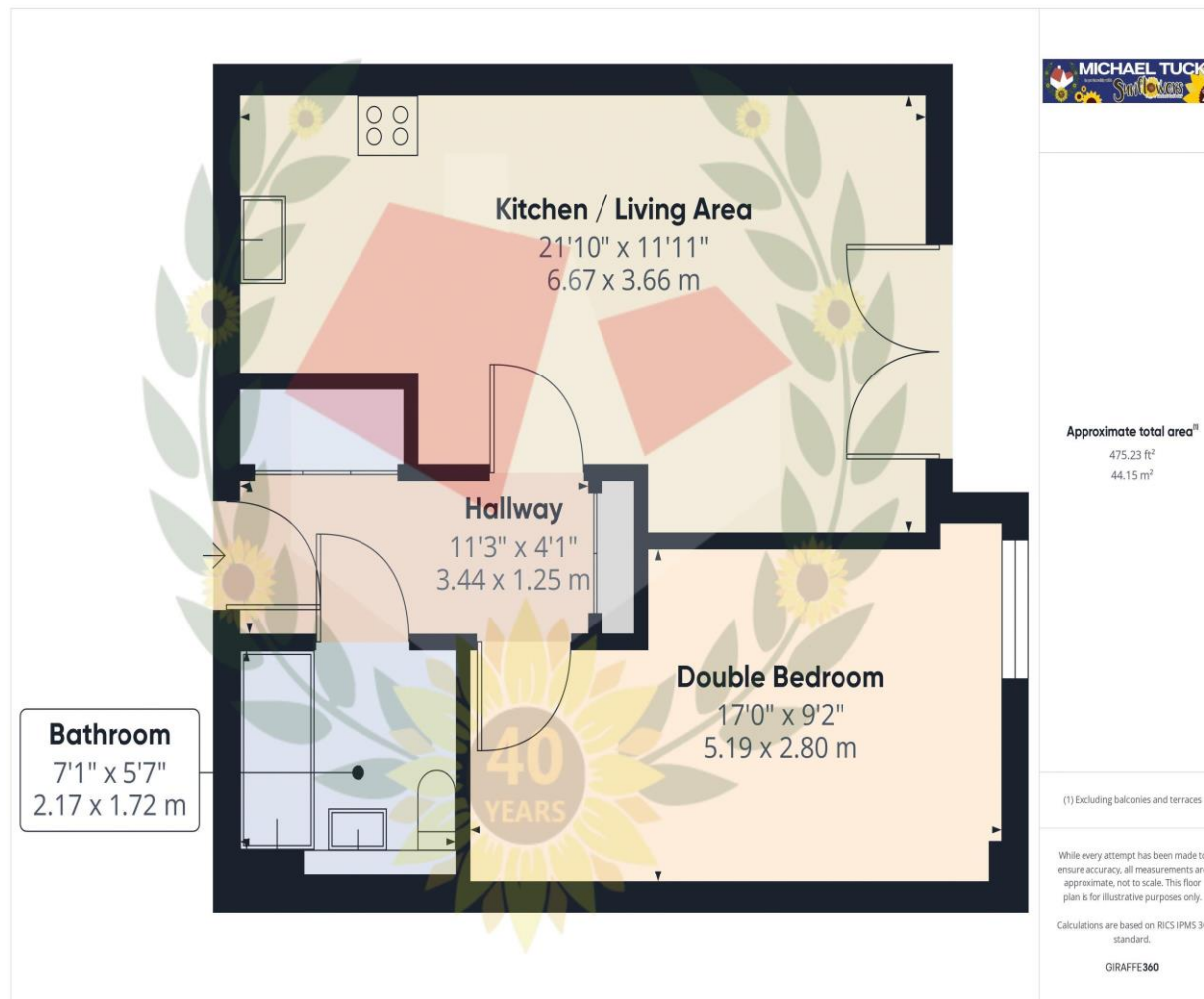
Sewerage: Mains

Electric: Mains









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