



Brookes Close, Quedgeley, Gloucester

Freehold

£230,000

**1 Brookes Close, Quedgeley,
Gloucester, Gloucestershire, GL2 2JQ**

£230,000

Freehold. Council Tax Band B



2 Bedrooms



1 Bathrooms



1 Receptions

Features

- *Upvc Double Glazing
- * TWO Single Garages
- *Open Plan Kitchen/Living Space
- *Gas Central Heating
- *Two DOUBLE Bedrooms
- * Immaculate Throughout
- *Ideal First Buy
- * Energy Rating B

Michael Tuck Estate and Letting Agents

1 School Lane Quedgeley Gloucester Gloucestershire GL2 4PJ

01452 543200

estates.quedgeley@michaeltuck.co.uk

www.michaeltuck.co.uk

The Property

Immaculate TWO DOUBLE Bedroom Coach House
With TWO Single Garages Located In Brookes
Close, Quedgeley!!

The accommodation comprises of; Entrance hall,
open plan kitchen/living space, two DOUBLE
bedrooms & family bathroom.

Further benefits include; Gas central heating,
upvc double glazing & two single garages
underneath the coach house. This property
would make an ideal first time buy or investment!

Property for sale through Michael Tuck Estate
Agents. Potential rental value of £995 pcm, please
contact Michael Tuck Lettings in Quedgeley for
more details.

Call us today to arrange your viewing on 01452
543200.

Entrance Hall 6' 7" x 3' 10" (2.01m x 1.17m)

Landing

Kitchen/Living Area 19' 1" x 13' 1" (5.81m x 3.98m)

Bedroom 1 11' 9" x 10' 5" (3.58m x 3.17m)

Bedroom 2 11' 9" x 7' 7" (3.58m x 2.31m)

Bathroom 6' 10" x 5' 8" (2.08m x 1.73m)

Single Garage 19' 5" x 9' 10" (5.91m x 2.99m)

Single Garage 19' 5" x 9' 1" (5.91m x 2.77m)

Additional Information

Additional Information provided by vendor:

Utilities • Electricity – mains • Gas –
mains • Water – mains • Sewerage – mains •
Broadband – fibre to premises

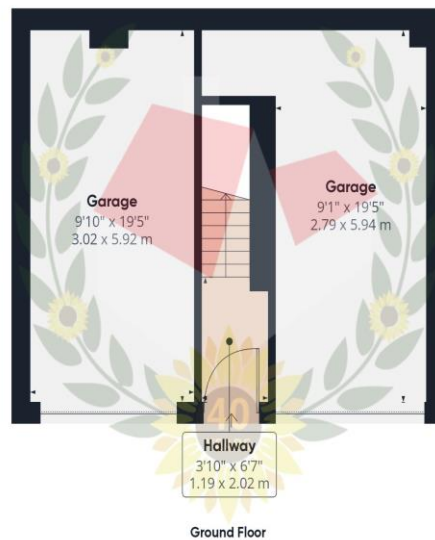
Management Estate Charge

TBC

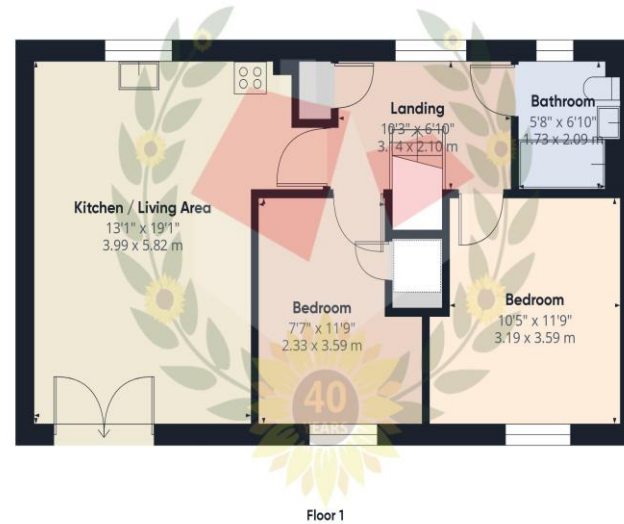








Approximate total area⁽¹⁾
1062.73 ft²
98.73 m²



(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.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360

FOR ILLUSTRATIVE PURPOSES ONLY – NOT TO SCALE

The position and size of doors, windows, appliances, and other features are approximate only.
Unauthorised reproduction prohibited

Important notice: Michael Tuck, its clients and any joints give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Michael Tuck have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

