



Valley Gardens, Kingsway, Gloucester

Freehold

£210,000



**35 Valley Gardens Kingsway,  
Quedgeley, Gloucester,  
Gloucestershire, GL2 2BS**

**£210,000**

Freehold. Council Tax Band B



**2 Bedrooms**



**2 Bathrooms**



**1 Receptions**

### Features

- \*Upvc Double Glazing
- \* Living/Dining Room
- \*Parking Space
- \*En-Suite To Bedroom One
- \*Gas Central Heating
- \* No Onward Chain
- \*Ideal First Time Buy
- \* Energy Rating C

### Michael Tuck Estate and Letting Agents

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### The Property

Two DOUBLE Bedroom Terraced Home Ideal For First Time Buyers Located In Valley Gardens, Kingsway With No Onward Chain.

The accommodation on the ground floor; Entrance hall, cloakroom, kitchen & living/dining room.

On the top floor we have; Two DOUBLE bedrooms & bathroom.

Further benefits include; Gas central heating, upvc double glazing, an en-suite to bedroom one & parking to the rear of the property!

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

### Cloakroom

**Kitchen** 9' 5" x 6' 9" (2.87m x 2.06m)

**Living/Dining Room** 12' 10" x 10' 6" (3.91m x 3.20m)

### Landing

**Bedroom One** 11' 2" x 8' 6" (3.40m x 2.59m)

**En-suite** 6' 3" x 5' 0" (1.90m x 1.52m)

**Bedroom Two** 11' 2" x 7' 3" (3.40m x 2.21m)

**Bathroom** 6' 2" x 5' 6" (1.88m x 1.68m)

### Rear Garden

### Parking Space

### Additional Information

Additional Information provided by vendor:

Utilities • Electricity – mains • Gas – mains • Water – mains • Sewerage – mains • Broadband – copper wire



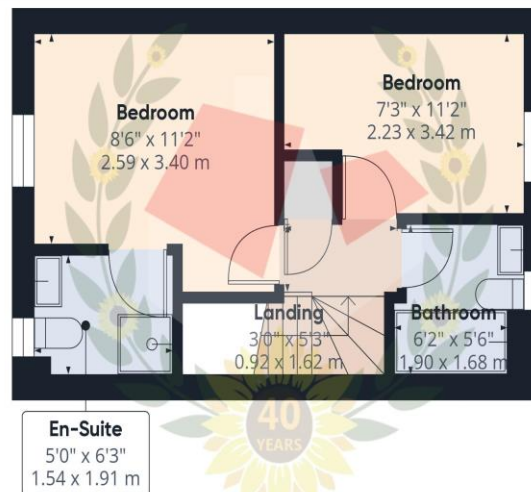








Ground Floor



Floor 1



Approximate total area<sup>(1)</sup>

573.39 ft<sup>2</sup>

53.27 m<sup>2</sup>

(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.

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