



**The Wheatridge East, Upton St
Leonards, Gloucester, GL4 5DP**

Freehold

£250,000

**112 The Wheatridge East, Upton St.
Leonards, Gloucester, Gloucestershire,
GL4 5DP**

£250,000

Freehold. Council Tax Band C



2 Bedrooms



2 Bathrooms



3 Receptions

Features

- * No Onward Chain
- * Two Double Bedrooms
- * Popular Location
- * Enclosed Rear Garden
- * Two Reception Rooms
- * Gas Central Heating
- * Off Road Parking For Two Cars
- * Energy Rating TBC & Council Tax Band C

Michael Tuck Estate and Letting Agents

2 Mead Road Abbeymead Gloucester Gloucestershire GL4 5GL

01452 612020

estates.abbeymead@michaeltuck.co.uk

www.michaeltuck.co.uk

The Property

Two Double Bedroom Semi Detached Cottage In Upton St Leonards This fantastic property is situated in the ever popular village of Upton St Leonards Gloucesters and is offered to the market with No Onward Chain. The property boasts easy access to a range of local amenities and motorway access. In brief the property comprises of; entrance hall, two spacious reception rooms, kitchen, sun room, downstairs cloak room/ shower room, two double bedrooms and a spacious bathroom. Further benefits include; gas central heating, enclosed rear garden to front & rear and off road parking for two cars! Property for sale through Michael Tuck Estate Agents. Potential rental value of £1,200 pcm , please contact Michael Tuck Lettings in Abbeymead for more details. To arrange a viewing call us today on 01452 612020.

Entrance Hall

Cloak/Shower Room

Sitting Room 11' 8" x 11' 0" (3.55m x 3.35m)

Lounge 18' 7" x 11' 5" (5.66m x 3.48m)

Kitchen 12' 0" x 6' 9" (3.65m x 2.06m)

Sun Room 18' 9" x 7' 1" (5.71m x 2.16m)

First Floor Landing

Bedroom 1 11' 6" x 11' 4" (3.50m x 3.45m)

Bedroom 2 12' 7" x 8' 1" (3.83m x 2.46m)

Bathroom 8' 11" x 8' 2" (2.72m x 2.49m)









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.

