 **22 Fersfield Gardens Kingsway, Quedgeley**

Gloucester

In Excess of **£280,000**

22 Fersfield Gardens Kingsway

Quedgeley, Gloucester

Immaculately Presented Three Bedroom Semi-Detached Home With A Generously Sized Rear Garden Tucked Away In A Small Close Within Fersfield Gardens, Kingsway. The accommodation on the ground floor comprises of; Entrance hall, living room, w.c, kitchen/diner. On the top floor we have; Three GOOD sized bedrooms & family bathroom.

Further benefits include; Gas central heating, upvc double glazing, a private re-landscaped rear garden, single garage with parking to front!

Property for sale through Michael Tuck Estate Agents. Potential rental value of £1350 pcm, please contact Michael Tuck Lettings in Quedgeley for more details.

Call us today to arrange your viewing on 01452 543200.

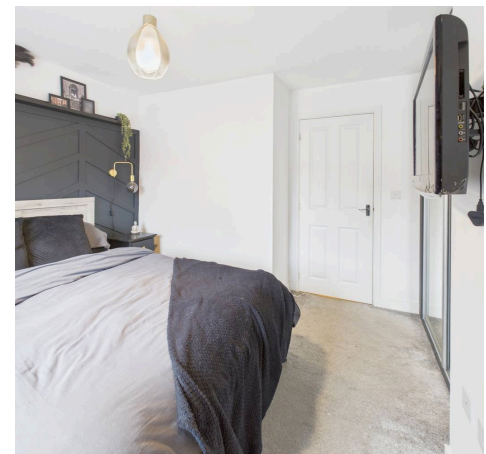
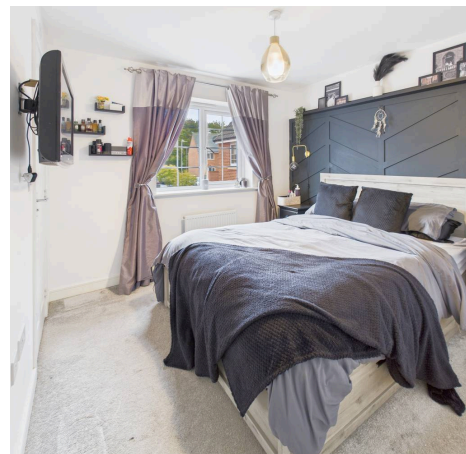
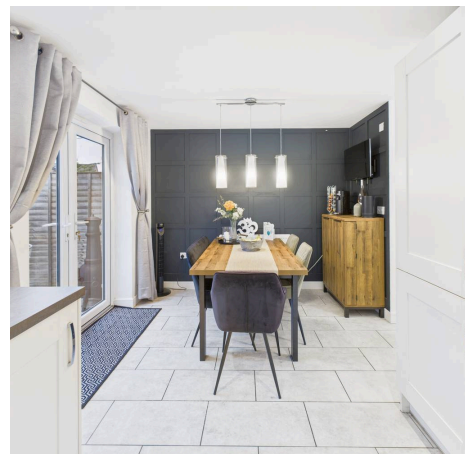
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Upvc Double Glazing
- Single Garage & Parking
- Ideal First Buy
- Quiet Location
- Generously Sized Rear Garden
- Good Condition Throughout
- En-Suite To Bedroom One
- Kitchen/Diner
- Downstairs W.C
- Energy Rating TBC



Entrance Hall

Living Room

14' 0" x 12' 2" (4.26m x 3.70m)

W.C

Kitchen/Diner

15' 10" x 9' 4" (4.83m x 2.85m)

Bedroom One

9' 10" x 9' 3" (3.00m x 2.81m)

En-Suite

Bedroom Two

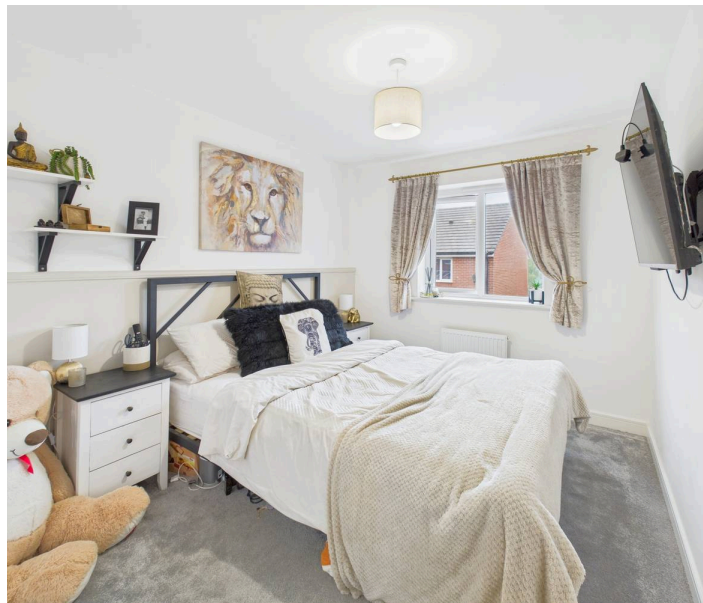
10' 9" x 8' 8" (3.28m x 2.65m)

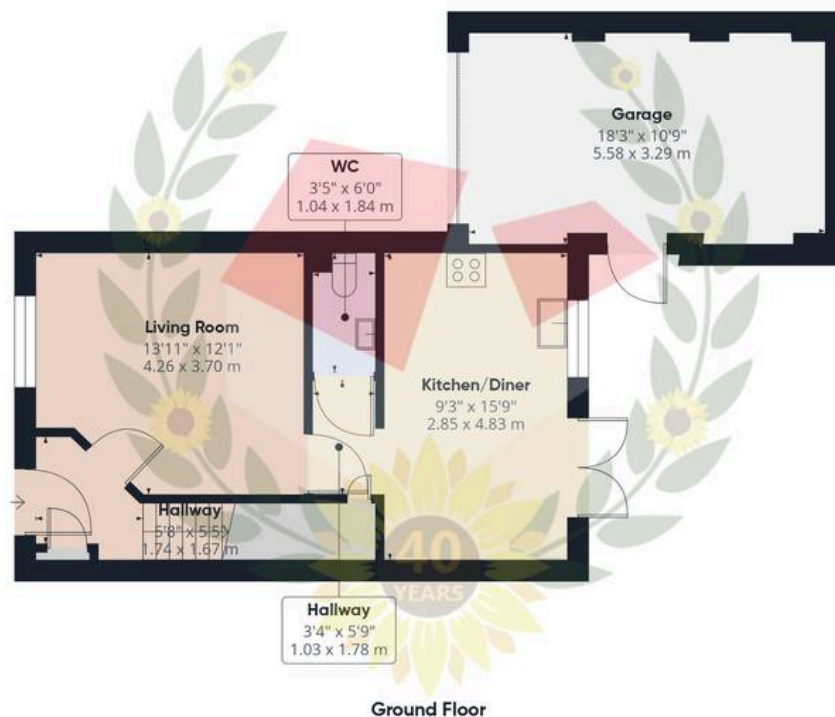
Bedroom Three

11' 6" x 6' 7" (3.51m x 2.01m)

Bathroom

6' 8" x 5' 7" (2.03m x 1.71m)

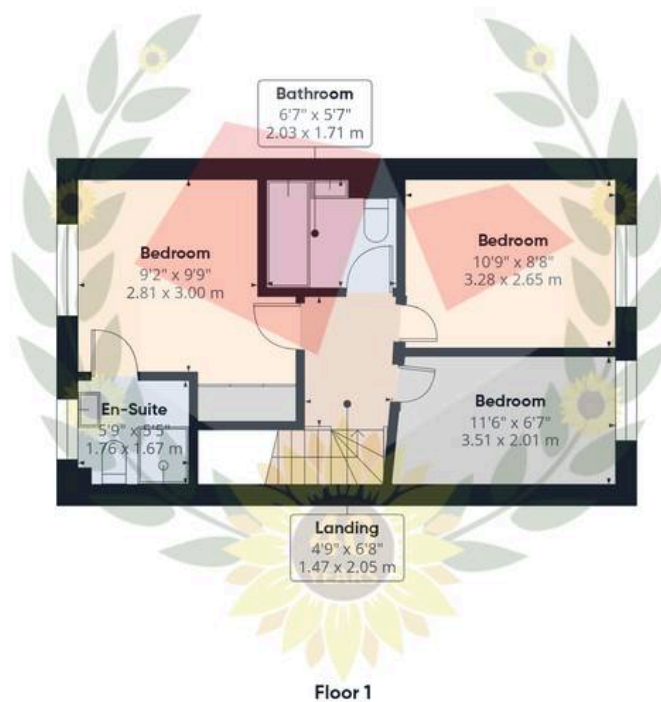




Approximate total area⁽¹⁾

983 ft²

91.4 m²



(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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