



 **2 The Holly Grove, Quedgeley**

Gloucester

Guide Price **£360,000**

2 The Holly Grove

Quedgeley, Gloucester

Extended Two Bedroom Detached Bungalow
Offering Generous Accommodation & Off Road
Parking For Three Cars Located Within A Popular
Area Of Quedgeley.

The property offers two spacious bedrooms,
bathroom, utility room & WC, spacious lounge and
large kitchen/dining room.

Externally the property offers a detached garage
with driveway parking beautifully established
gardens surround the bungalow offering great
privacy.

Call us today to arrange your viewing on 01452
543200.

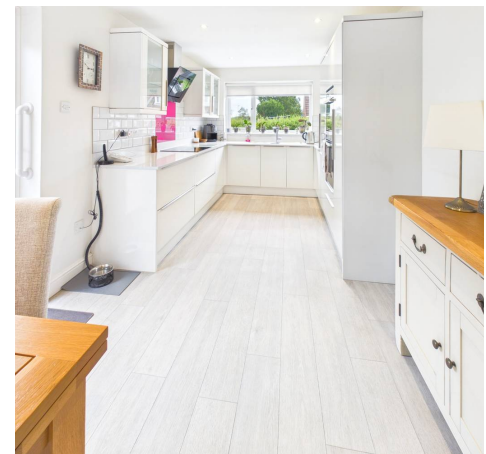
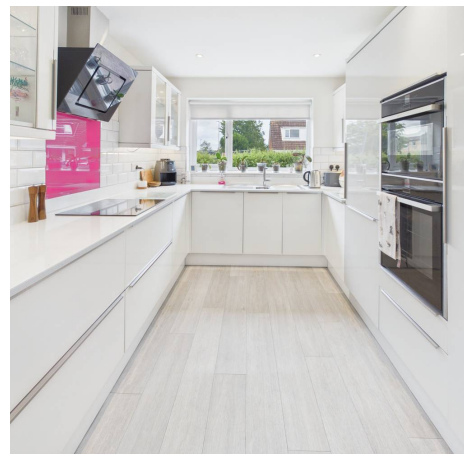
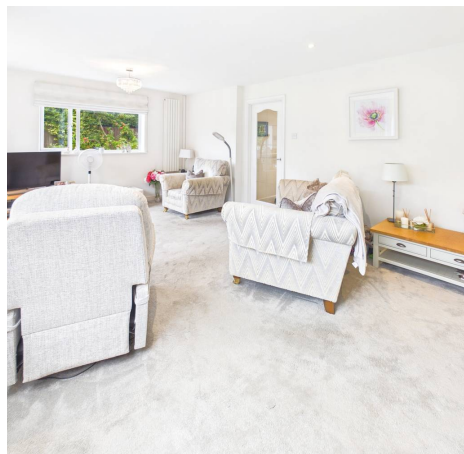
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Upvc Double Glazing
- Driveway
- Kitchen/Dining Room
- Gas Central Heating
- Two Double Bedrooms
- Utility Room & WC
- Re-Fitted Shower Room
- Workshop & Hobby Room
- Energy Rating D



Hallway

9' 2" x 4' 10" (2.79m x 1.48m)

Inner Hallway

13' 3" x 3' 5" (4.03m x 1.03m)

Lounge

19' 5" x 12' 6" (5.92m x 3.82m)

Bathroom

7' 0" x 5' 6" (2.13m x 1.68m)

Wc

7' 0" x 5' 7" (2.13m x 1.70m)

Kitchen/Diner

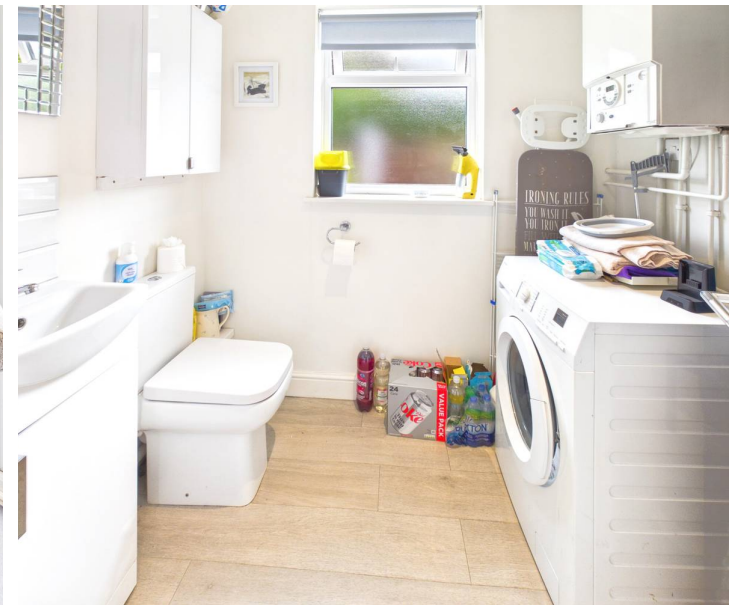
17' 11" x 9' 1" (5.47m x 2.76m)

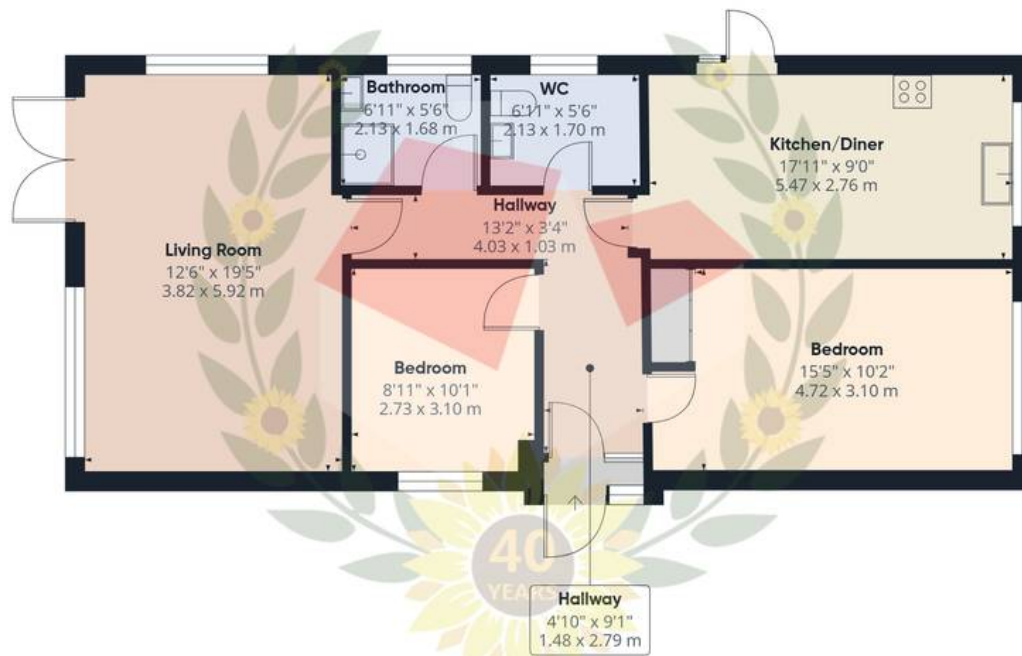
Bedroom

15' 6" x 10' 2" (4.72m x 3.10m)

Bedroom

10' 2" x 8' 11" (3.10m x 2.73m)





Ground Floor Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

1000 ft²

92.9 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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