
MICHAEL TUCK
ESTATE & LETTING AGENTS
Kim's
est 1992
unisex hair salon
01452 411712
Mortgage
Advice Bureau
PROFESSIONAL MORTGAGE
ADVICE AVAILABLE IN BRANCH
THE PROPERTY CENTRE
SALES & LETTINGS
19a Campden Road, Tuffley
Gloucester
Guide Price £200,000

19a Campden Road

Tuffley, Gloucester

Spacious Three Bedroom First Floor Flat Enjoying Picturesque Views Offered To The Market With No Onward Chain.

The property comprises an entrance hall, bathroom, three GOOD sized bedrooms and a generous living/dining room, providing comfortable living space for a range of buyers.

Further benefits include off road parking for two vehicles, UPVC double glazing, gas central heating and a private, enclosed rear garden.

An ideal opportunity for first-time buyers, families or investors alike, this property combines practical living space with the added advantages of private outdoor space and convenient parking.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: D

- Private Rear Garden
- Off Road Parking For Two Cars
- Picturesque Views
- Three Good Sized Bedrooms
- Living/Dining Room
- Upvc Double Glazing
- No Onward Chain
- Gas Central Heating
- Energy Rating D67









Hallway
12' 1" x 4' 3" (3.68m x 1.30m)

Lounge/Diner
16' 6" x 11' 10" (5.04m x 3.61m)

Kitchen
9' 7" x 8' 3" (2.91m x 2.51m)

Bathroom
6' 5" x 5' 6" (1.95m x 1.68m)

Landing
10' 6" x 6' 4" (3.21m x 1.94m)

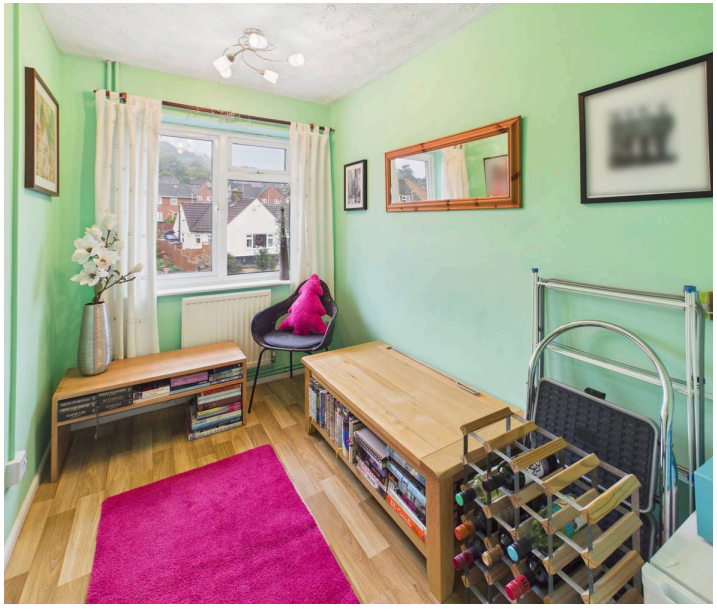
Bedroom
11' 6" x 9' 7" (3.50m x 2.92m)

Bedroom
9' 8" x 8' 7" (2.94m x 2.62m)

Bedroom
9' 7" x 8' 7" (2.93m x 2.62m)

Leasehold Information
£29.07 per month currently to contribute to buildings insurance

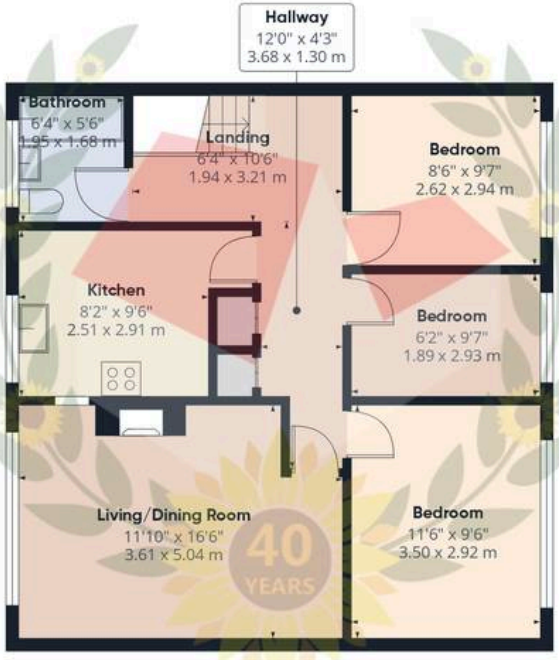








Ground Floor



Floor 1



MICHAEL TUCK Sunflowers

Approximate total area(1)

708 ft²

65.9 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



MICHAEL TUCK
ESTATE & LETTING AGENTS

Michael Tuck Quedgeley

1 School Lane, Quedgeley - GL2 4PJ

01452 543200 • estates.quedgeley@michaeltuck.co.uk • www.michaeltuck.co.uk/

The Property Ombudsman

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.