
MICHAEL TUCK
ESTATE & LETTING AGENTS
24
24 Longborough Drive, Abbeymead - GL4 4SF
Gloucester
Guide Price £185,000

24 Longborough Drive

Abbeymead, Gloucester

Situated in the popular area of ABBEYMEAD, this CHAIN FREE well-presented ONE BEDROOM HOUSE would make an ideal purchase for first-time buyers or investors alike. The property offers well-proportioned accommodation throughout, along with a PRIVATE REAR GARDEN and ALLOCATED PARKING.

The ground floor comprises a GOOD SIZE LOUNGE and KITCHEN, providing a comfortable living space. Upstairs, there is a GENEROUS SIZE BEDROOM and a BATHROOM.

Externally, the property benefits from a PRIVATE REAR GARDEN, offering an ideal space to relax and enjoy the outdoors, as well as an ALLOCATED PARKING SPACE. The property also has solar panels which have a 25 year lease from 2015.

Conveniently located close to a range of local amenities, including shops, schools and a doctor's surgery, the property also benefits from excellent transport links to Gloucester and Cheltenham, making it a great choice for those commuting or looking to enjoy the surrounding areas.

Potential rental value of £925pcm, please contact Michael Tuck Abbeymead for more information.

Council Tax band: A

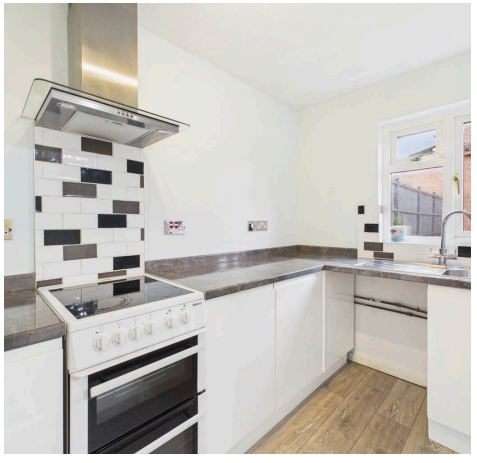
Tenure: Freehold

EPC Energy Efficiency Rating: C

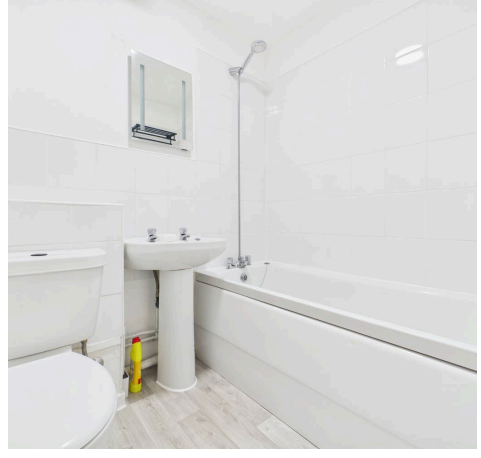
EPC Environmental Impact Rating: B

- NO ONWARD CHAIN
- RARELY AVAILABLE









Lounge
16' 0" x 11' 10" (4.88m x 3.61m)

Kitchen
11' 9" x 5' 6" (3.58m x 1.68m)

Landing

Bedroom
15' 6" x 8' 7" (4.72m x 2.62m)

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

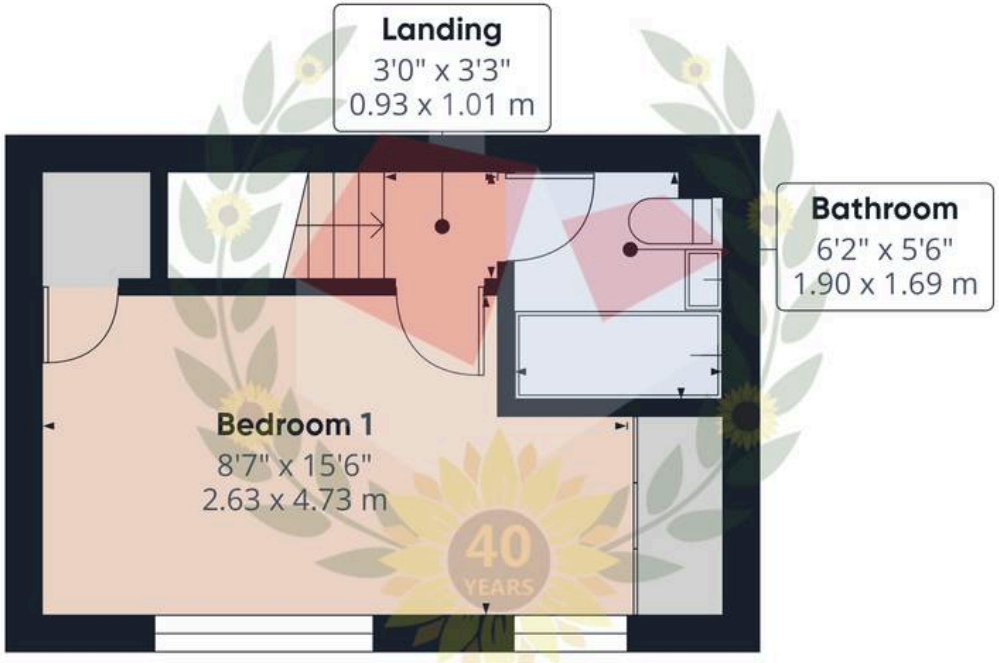








Ground Floor



Floor 1



Approximate total area(1)

432 ft²

40.1 m²

Reduced headroom

13 ft²

1.2 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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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The Property Ombudsman

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