



## 2 Cherrywood Court

Tuffley, Gloucester, GL4 0AR

**£650,000**



We are delighted to welcome to the market this immaculately presented detached family home, tucked away in a quiet and private gated cul-de-sac in the heart of Tuffley.

Boasting generous and versatile living space across three floors, this property offers a modern finish throughout, making it the ideal forever home for growing families. The accommodation features multiple reception areas, five double bedrooms, three bathrooms, and integral access to a double garage.

Perfectly located, the home is within close proximity to a wide range of local amenities including shops, well-regarded secondary schools, and regular bus routes to Gloucester and beyond.





### Entrance Hallway

Approached via Upvc double glazed front door, two radiators, power points, laminate flooring, central heating thermostat, doors to cloakroom, lounge, dining area & kitchen/family room. Stairs leading to first floor with under stairs storage cupboard.

### Cloakroom

Upvc frosted double glazed window to front, low level wc & pedestal wash hand basin, tiled flooring, radiator, towel rail.

### Lounge

Upvc double glazed window to side & Upvc double glazed french doors to side, television point, power points, opening too:

### Dining Area

Upvc double glazed window to front, Upvc double glazed french doors to side, radiator, power points.

### Kitchen & Sitting Area

Upvc double glazed windows to front & Upvc double glazed french doors to rear, eye & base level units with roll edge work tops, sink/drain, cooker point, space for further appliances, recessed down lights, radiator, power points, tiled flooring, partly tiled walls, door leading to double garage.

### First Floor Landing

Upvc double glazed window to rear, radiator, power points, pantry cupboard, doors to four bedrooms & bathroom. Stairs leading to second floor landing.

### Bedroom 1

Upvc double glazed windows to front, radiator, power points, bespoke fitted wardrobes, door to:

### En-Suite

Upvc frosted double glazed window to rear, shower cubicle, panelled bath, low level wc & pedestal wash hand basin, partly tiled walls, tiled flooring.

### Bedroom 2

Upvc double glazed windows to side, radiator, power points.

### Bedroom 3

Upvc double glazed windows to both front & side, radiator, power points.

### Bedroom 4

Upvc double glazed windows to front & side, radiator, power points.

### Bathroom

Upvc frosted double glazed windows to front, panelled bath, shower cubicle, low level wc & pedestal wash hand basin, partly tiled walls.

### Second Floor Landing

Radiator, eaves storage, doors to bedroom 5, study & shower room.

### Bedroom 5

Two velux windows to rear, radiator, power points.

### Study

Upvc double glazed windows to rear, radiator, power points.

### Shower Room

Shower cubicle, low level wc & pedestal wash hand basin, tiled flooring, radiator.

### Rear Garden

An enclosed area which is partly paved, mainly laid to lawn, flower & shrub borders, gated side access.

### Double Garage

Up & over door, power & lighting, wall mounted boiler.

### Tenure

Freehold.

### Services

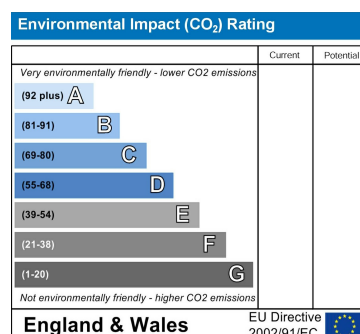
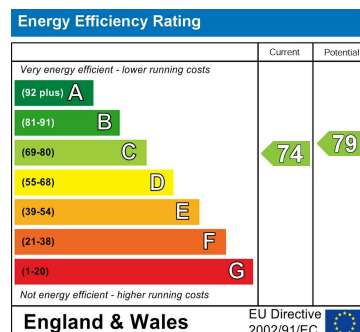
Mains water, gas, electricity & drainage.

### Local Authority

Gloucester City Council- Band F

### Awaiting Vendor Approval

Details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.



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