



41 Tweenbrook Avenue

Linden Gloucester, GL1 5JY

Offers in excess of £310,000



Murdock & Wasley Estate Agents are excited to bring to market this beautifully presented and extended three bedroom Victorian semi-detached house, offered with no onward chain. Situated on a charming tree-lined road in a popular and central location close to the city centre, hospital, and top-performing schools, this property is perfect for families and professionals alike.

This characterful home boasts three double bedrooms, two bathrooms, and three reception rooms, offering generous and versatile living space. Outside, you'll find a stunning enclosed south-facing garden, complete with a summerhouse, ideal for relaxing or entertaining. Additionally, the property benefits from a newly fitted boiler, adding to its overall appeal and practicality.



Entrance Hall

Accessed via upvc double glazed door, radiator, cupboard housing to newly fitted Worcester Boiler, stairs to first floor landing. Doors lead off:

Lounge

Power points, two radiators, feature fireplace with ornate cast iron and tiled surround and tiled hearth, coving, front aspect upvc double glazed bay window.

Family Room

Tv point, power points, radiator, feature fireplace with wood burning stove tiled hearth, coving, rear aspect upvc double glazed window. Opening to:

Kitchen/Diner

Range of base, drawer and wall mounted units, beech worktops, ceramic single sink unit with mixer tap over. Appliance points, power points, eye level double oven/grill, electric induction hob, space for dishwasher and dining table and chairs. Partly tiled walls, radiator, coving, side aspect upvc double glazed window and wooden door leading to lean to. Opening to:

Utility

Wall mounted unit, laminate worktop, power points, partly tiled walls, space for appliances, rear aspect upvc double glazed window. Door to:

Shower Room

Single step in shower cubicle with shower off the mains over, low level wc, pedestal wash hand basin with separate taps over. Fully tiled walls, heated towel rail, inset ceiling spotlights, side aspect upvc double glazed window.

Lean To

Power, lighting, plumbing for an automatic washing machine, upvc double glazed doors to front and rear elevations, matching windows to rear elevation, new polycarbonate roof.

Landing

Power points, radiator, access to loft space, side aspect upvc double glazed window. Doors lead off:

Bedroom One

Power points, radiator, feature fireplace, coving, front aspect upvc double glazed window.

Bedroom Two

Power points, radiator, rear aspect upvc double glazed window.

Bedroom Three

Power points, radiator, fitted wardrobe, rear aspect upvc double glazed window.

Bathroom

Suite comprising freestanding bath, low level wc, pedestal wash hand basin with separate taps over. Tiled splash back, traditional column radiator, side aspect upvc double glazed window.

Outside

At the front of the property, a wrought iron gate opens to a tiled pathway which leads to the front door. Beside it lies a gravel garden with potted plants and a wooden gate providing convenient access to the rear garden.

At the rear of the property lies a beautifully maintained south facing garden, featuring gravel areas and raised flower beds filled with mature plants. A spacious patio includes a versatile summerhouse, fully equipped with power and lighting. Adjacent to this is a flat, low-maintenance lawn, fully enclosed by wooden fencing to provide both privacy and a secure outdoor space.

Tenure

Freehold

Services

Mains water, gas, electricity and drainage.

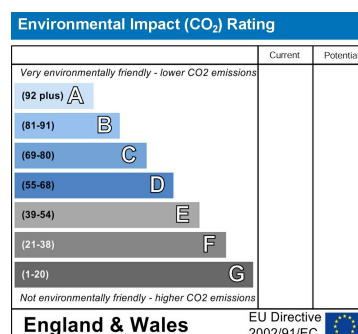
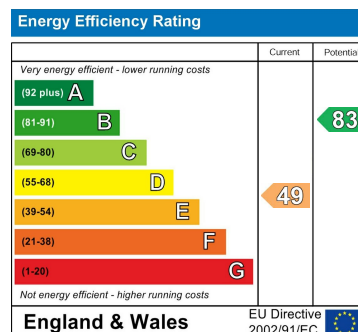
Local Authority

Gloucester City Council

Council Tax Band: B

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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