



19 Eastfield Mews

, Gloucester, GL4 6UA

£250,000



Murdock and Wasley Estate Agents are delighted to offer this three-bedroom semi-detached home, located in the area of White City.

The property provides spacious and versatile accommodation throughout. The ground floor comprises an inviting entrance hall, cloakroom, a well-proportioned lounge, and a kitchen-diner ideal for family living and entertaining. To the rear, a conservatory creates an additional reception space that can be enjoyed all year round.

Upstairs, the home offers three well-sized bedrooms, along with a family bathroom.

Externally, the property benefits from off-road parking via a driveway to the side. The enclosed rear garden is low maintenance and provides a private space for relaxing or entertaining.



Entrance Hall

Accessed via composite door, power point, wall mounted radiator. Door leads off:

Wash Cloakroom

Suite comprising low level wc, pedestal wash hand basin with taps over, wall mounted radiator, partly tiled walls, front aspect frosted upvc double glazed window.

Lounge

Television point, data point, power points, wall mounted radiator, stairs to landing, front and side aspect upvc double glazed window. Door leads off:

Kitchen / Dining Area

Range of base, wall and drawer mounted units, laminate worksurfaces, stainless steel sink unit with a mixer tap over. Appliance points, power points, oven/ grill with four ring induction hob and extractor hood over. Space for washing machine, fridge, freezer and dining table, wall mounted radiators, tiled flooring, partly tiled walls, door to under stairs storage, rear aspect upvc double glazed window, rear aspect upvc double glazed french doors lead off:

Conservatory

Of brick base, rear and side aspect upvc double glazed windows, side aspect upvc double glazed french doors leading to the garden.

Landing

Power points, access to loft via hatch. Doors lead off:

Bedroom One

Power points, wall mounted radiator, custom panelling, front aspect upvc double glazed window.

Bedroom Two

Power points, wall mounted radiator, custom panelling, rear aspect upvc double glazed window.

Bedroom Three

Power points, wall mounted radiator, custom panelling, built in over stairs storage, front aspect upvc double glazed window.

Bathroom

Suite comprising low level wc, panelled bath with taps and shower over, wall mounted wash hand basin with storage below and taps over, wall mounted radiator, partly tiled walls, rear aspect frosted upvc double glazed window.

Outside

To the front of the property a small courtyard garden has steps leading to the front door.

To the side of the property a driveway laid to tarmac provides parking for up to two vehicles.

To the rear of the property a patio leads down to a garden laid to grass bordered by raised flower beds and enclosed by wooden fencing.

Services

Mains water, gas, electricity & drainage.

Tenure

Freehold

Local Authority

Gloucester City Council

Tax Band: C

Awaiting Vendor Approval

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



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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To comply with Anti-Money Laundering regulations, a £21 per person fee will be payable on all accepted sales.

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