



33 Tiger Moth Close

Brockworth, Gloucester, GL3 4UU

£235,000



We are delighted to welcome to the market this rarely available detached coach house, offering two double bedrooms, two bathrooms, and the added benefit of being freehold. Tucked away in a secluded and peaceful location, the property enjoys far-reaching countryside views, making it a truly special home.

This home offers a perfect blend of contemporary living and rural charm, making it a standout option for first-time buyers, professionals, or downsizers.



Entrance

Approached via double glazed front door, radiator, stairs leading to first floor.

First Floor Landing 11'4 x 8'4 (3.45m x 2.54m)

Velux window, radiator, power points, access to loft via hatch, doors to all rooms.

Lounge/Diner 17'7 x 10'8 (5.36m x 3.25m)

Two Upvc double glazed windows to front, television point, two radiator, power points, airing cupboard, opening to:

Kitchen 7'11 x 6'10 (2.41m x 2.08m)

Velux window, eye & base level units with granite work tops, cooker point, space for appliances, power points.

Bedroom 1 12'7 x 8'10 (3.84m x 2.69m)

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

En-Suite 5'10 x 4'11 (1.78m x 1.50m)

Velux window, shower cubicle, low level wc & pedestal wash hand basin, partly tiled walls, shaver point.

Bedroom 2 11'9 x 9'0 (3.58m x 2.74m)

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

Bathroom 8'0 x 4'11 (2.44m x 1.50m)

Panelled bath, low level wc & pedestal wash hand basin, radiator, shaver point.

Tenure

Freehold.

Services

Mains water, gas, electricity & drainage.

Local Authority

Tewkesbury Borough Council- Band A

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.

Garage

Up & over door with power, lighting & water. Large under stairs storage cupboard



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	82
(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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