



69 The Wheatridge

Abbeydale, Gloucester, GL4 4DQ

£450,000



Situated along a quiet no-through road in the highly sought-after area of Abbeydale, this spacious four-bedroom detached home offers an ideal setting for comfortable family living.

The accommodation briefly comprises an entrance porch leading into a welcoming hallway, with doors to the kitchen, dining room, lounge, and study — providing versatile ground floor living space suited to modern family life.

To the first floor are two well-proportioned double bedrooms, a further two single bedrooms, shower room, and a family bathroom. Conveniently positioned, the property enjoys excellent access to reputable local schools, a wide range of amenities, and motorway links, making it perfectly suited for commuters and growing families alike.



Entrance Porch

Approached via double glazed front door, laminate flooring, door through to:

Entrance Hallway

Radiator, power points, laminate flooring, storage cupboard, doors leading to all rooms.

Cloakroom

Upvc frosted double glazed window to side, low level wc & pedestal wash hand basin, heated towel rail.

Lounge

Upvc double glazed windows to front, television point, radiator, power points, laminate flooring.

Dining Room

Upvc double glazed french doors to rear, radiator, power points, laminate flooring, stairs leading to first floor.

Study/Play Room

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

Kitchen

Upvc double glazed windows & door to rear, eye & base level units with roll edge work tops, sink/drainage, electric double oven with separate induction hob & hood, space & plumbing for appliances, power points.

First Floor Landing

Access to loft via hatch, doors to all rooms.

Bedroom 1

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

Bedroom 2

Upvc double glazed windows to rear, radiator, power points, built in storage cupboard.

Bedroom 3

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

Bedroom 4

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

Bathroom

Upvc frosted double glazed window to side, panelled bath with shower over, low level wc & pedestal wash hand basin, partly tiled walls, heated towel rail.

Shower Room

Upvc frosted double glazed window to side, shower cubicle, low level wc & pedestal wash hand basin, heated towel rail.

Rear Garden

A large and private rear garden, partly paved and mainly laid to lawn, featuring a substantial outbuilding to the rear and gated side access.

Garage

Up & over door with power & lighting.

Tenure

Freehold.

Services

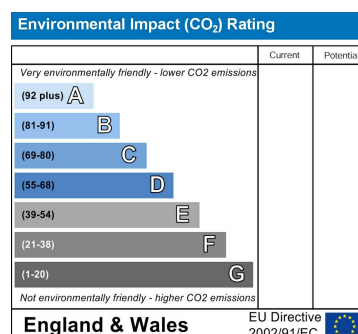
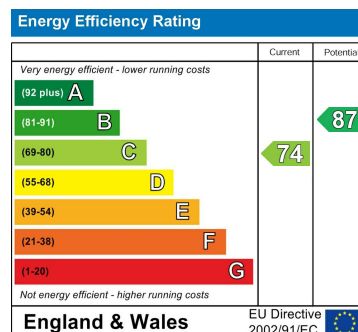
Mains water, gas, electricity & drainage.

Local Authority

Gloucester City Council- Band E

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.



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