



R B WALTERS ESTATE AGENTS

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Ashbrittle Road, Coopers Edge, Brockworth, GL3 4FT.

Use This Section to Record Your Own Personal Property Notes



Beautifully Presented Town House

Three Double Bedrooms

Separate Lounge or Possible 4th Bedroom

Parking

Spacious and Light Accommodation

Open Plan Kitchen/Dining/Family Room

Garage

En Suite to Master Bedroom

Guide Price £300,000

Tastefully and IMMACULATELY PRESENTED with 3 DOUBLE BEDROOMS, GARAGE and PARKING.

The beautiful finish across the entirety of this spacious town house needs to be seen to be fully appreciated. The wonderfully light accommodation provides an opportunity for the purchaser to simply move straight in and the accommodation is both generous and flexible.

On the ground floor is a wonderful open plan kitchen/dining and family room which extends 26ft from front to back and opens up to the garden. The first floor has a separate lounge which could easily be used as a 4th bedroom if needed or a good size office. There is also a double bedroom and bathroom. The top floor has a good size master bedroom with en suite and a further double bedroom.

Outside the garden is easily maintained and has separate gated access and there is driveway parking and a garage with power and light.

- Services
- Gas Fired Central Heating

Mains Electric

Mains Water (metered)

Mains Drainage

Superfast Fibre Broadband Available

Entrance Hall

Cloakroom

Kitchen/Diner,Family Room 26' 3" x 12' 6" (7.99m x 3.81m)

First Floor Landing

Lounge 13' 10" x 12' 6" (4.21m x 3.81m)

Bedroom 9' 2" x 8' 4" (2.79m x 2.54m)
Bathroom

Second Floor Landing

Bedroom 13' 10" x 10' 3" (4.21m x 3.12m)

En Suite Shower Room

Bedroom 12' 4" x 10' 10" (3.76m x 3.30m)

OUTSIDE

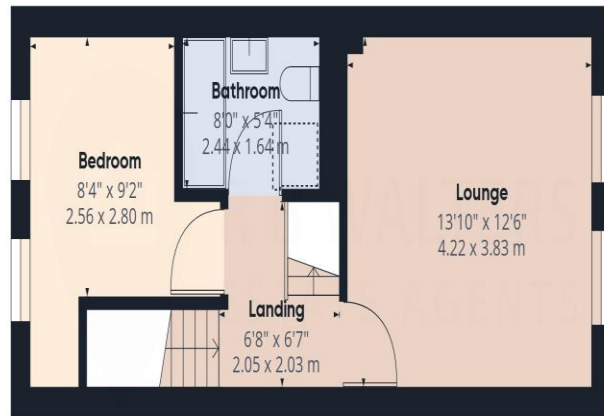
Driveway Parking

Garage 16' 10" x 9' 1" (5.13m x 2.77m)

Rear Garden



Ground Floor Building 1



Floor 1 Building 1

Approximate total area⁽¹⁾

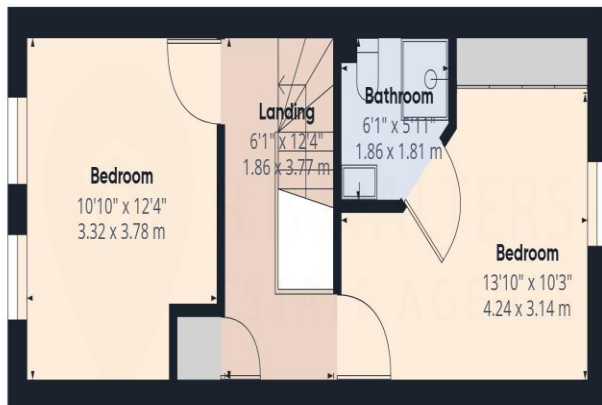
1277.22 ft²

118.66 m²

Reduced headroom

5.44 ft²

0.51 m²



Floor 2 Building 1



Ground Floor Building 2

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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