



20 Insley Gardens, Gloucester GL3 3AN
£295,000



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• No onward chain • Three bedroom semi-detached family home • Immaculately presented throughout • Ample off road parking • Private and enclosed rear garden • Potential to extend (subject to planning permission) • Situated in the popular suburb of Hucclecote • Great transport links between Gloucester and Cheltenham • EPC D67 • Tax Band C - Gloucester City Council - £2,087.26 per annum (2026/27)



59 Hucclecote Road, Hucclecote, Gloucestershire, GL3 3TL

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Accommodation

Upon entering the property, you are welcomed into a spacious hallway providing access to the living room, kitchen, downstairs WC with washhand basin and stairs leading to the first floor.

The living room is generously proportioned and enjoys a pleasant front facing window, creating a bright and inviting living space. A useful storage cupboard is conveniently located to the rear of the room.

The kitchen forms the heart of the home and offers an excellent range of wall and base units, providing ample storage and workspace. Integrated appliances include an electric oven and a four ring electric hob with extractor hood above, while additional space is available for a freestanding fridge freezer. A particularly useful storage cupboard offers plumbing and space for both a washing machine and tumble dryer. French doors open directly onto the patio area, creating an ideal setting for indoor outdoor living and entertaining.

On the first floor, the accommodation comprises three well proportioned bedrooms. The principal bedroom and third bedroom are situated at the front of the property, while the second bedroom, a spacious double, overlooks the rear garden.

Completing the accommodation is a stylish family bathroom, fitted with a WC, wash hand basin, and an L-shaped bath with shower over and tiled surround. A frosted rear facing window provides natural light while maintaining privacy.

Outside

To the front of the property is a generous driveway providing

off road parking for multiple vehicles. Access to the rear garden is available via a side gate, leading to a well proportioned outdoor space designed for low maintenance living. The garden features a stylish patio area and an artificial lawn, creating an ideal setting for both relaxation and entertaining. Additional benefits include a garden shed and a summer house with power, currently used as a home office.

Location

The popular suburb of Hucclecote has lots to offer with an array of shops, transport links, and schools. Various local amenities include the local Dinglewell Junior School as well as access to several secondary and grammar schools located within the city. A short distance away is access to the M5, providing ideal links to Birmingham and Bristol, while a direct line to London Paddington can be located at Gloucester Station. There are also regular bus services to both Cheltenham and Gloucester.

Material Information

Tenure: Freehold.

Council Tax band: C

Local authority and rates: Gloucester City Council - £2,087.26 per annum (2026/27)

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

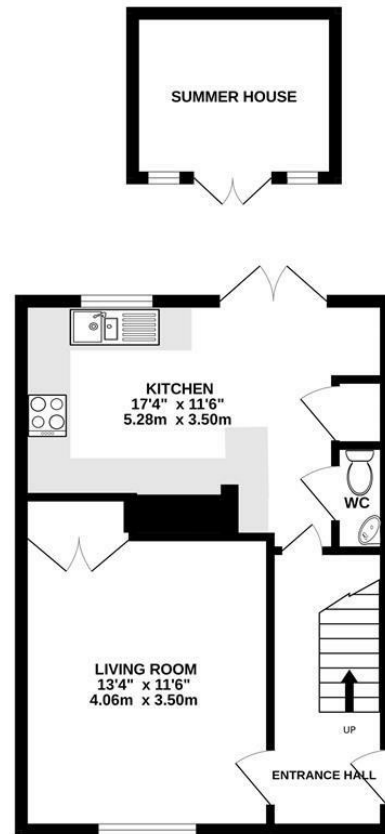
Heating: Gas Central

Broadband speed: Standard 17 Mbps, Superfast 61 Mbps and Ultrafast 1000 Mbps

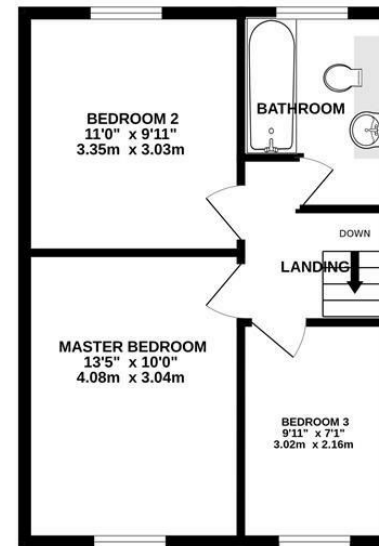
Mobile phone coverage: Vodafone (Likely), O2 (Likely), EE (Likely) and Three (Likely).



GROUND FLOOR
471 sq.ft. (43.8 sq.m.) approx.



1ST FLOOR
410 sq.ft. (38.1 sq.m.) approx.



TOTAL FLOOR AREA: 882 sq.ft. (81.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Prospective purchasers please be aware none of the appliances, boiler, heaters etc. which may have been mentioned in these particulars have been tested and no guarantee can be given that they are in working order. Prospective purchasers should arrange for such items to be tested at their own expense.

