



7 Apple Tree Close, Abbeymead GL4 5BZ
£485,000



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- Extended family home located in the popular area of Abbeymead
- Modern finishes throughout
- Stylish shower room, bathroom and ensuite
- Four double bedrooms
- Enclosed and low maintenance rear garden
- A fantastic detached Garden store and Gym/Home office
- Driveway with off road parking
- Gas central heating and double glazing
- Gloucester City Council; Tax Band C; £1900.50 (2024/2025)
- EPC rating C75

59 Hucclecote Road, Hucclecote, Gloucestershire, GL3 3TL

£485,000

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Entrance hall

Tiled flooring, radiator, inset ceiling spotlights, glazed double doors leading into;

Dining hall

Double-glazed window to front elevation, stairs to first floor, understairs storage, vertical radiator, inset ceiling spotlights, laminate flooring, opening to Kitchen, and glazed door to;

Family room

Double-glazed window to front elevation, laminate flooring, radiator, opening to;

Kitchen/Breakfast room

Double-glazed window and door to rear elevation, matching wall and base units with laminate work surface and matching upstands, inset 1 1/2 bowl sink, integrated appliances to include five ring gas hob with extractor hood over, double electric oven, dishwasher, space for American style fridge freezer, ceiling mounted blue tooth speakers, inset ceiling spotlights, two vertical radiators, tiled flooring, glazed door to;

Utility room

Double-glazed window and door-to-side elevation, vertical radiator, wooden effect laminate work surface with space and plumbing underneath for washing machine and tumble drier, Worcester combi boiler, tiled flooring, door to;

Shower room

Double-glazed obscure window to rear elevation, shower, vanity wash hand basin with mixer tap, WC, heated towel rail, extractor fan, tiled splash backs, and flooring.

Living room

Double-glazed windows to both front and rear elevations, door to rear elevation leading out into the garden, and two vertical radiators.

Landing

Doors to all bedrooms and family bathroom, access to loft via hatch which is boarded with a light.

Bedroom One

Entered via the dressing area with built-in wardrobes, double-glazed windows to both front and rear elevations, two vertical radiators, and inset ceiling spotlights.

Bedroom Two

Double-glazed window to front elevation, radiator, inset ceiling spotlights, door to;

Ensuite

Double-glazed obscure window to rear elevation, shower with double shower attachments, vanity wash hand basin with mixer tap and WC, heated towel rail, tiled splash backs.

Bedroom Three

Two double-glazed windows to the front elevation, two radiators, and a storage cupboard.

Bedroom Four

Double-glazed window to rear elevation, radiator.

Bathroom

Freestanding bath with shower attachment and mixer taps, wash hand basin with mixer tap, WC, heated towel rail, marble effect tiled splash backs and flooring, inset ceiling spot lights, double-glazed window to rear elevation.

Outside

In front of the property is a driveway providing off-road parking, hot and cold tap, power point, lighting, and rear gated side access. The rear garden is fully enclosed with a paved patio and astroturf lawn, outside lighting, power point.

Garden store and Gym/Home office

Power and lighting with inset ceiling spotlights and Bluetooth speakers and two double-glazed French doors to the front elevation.

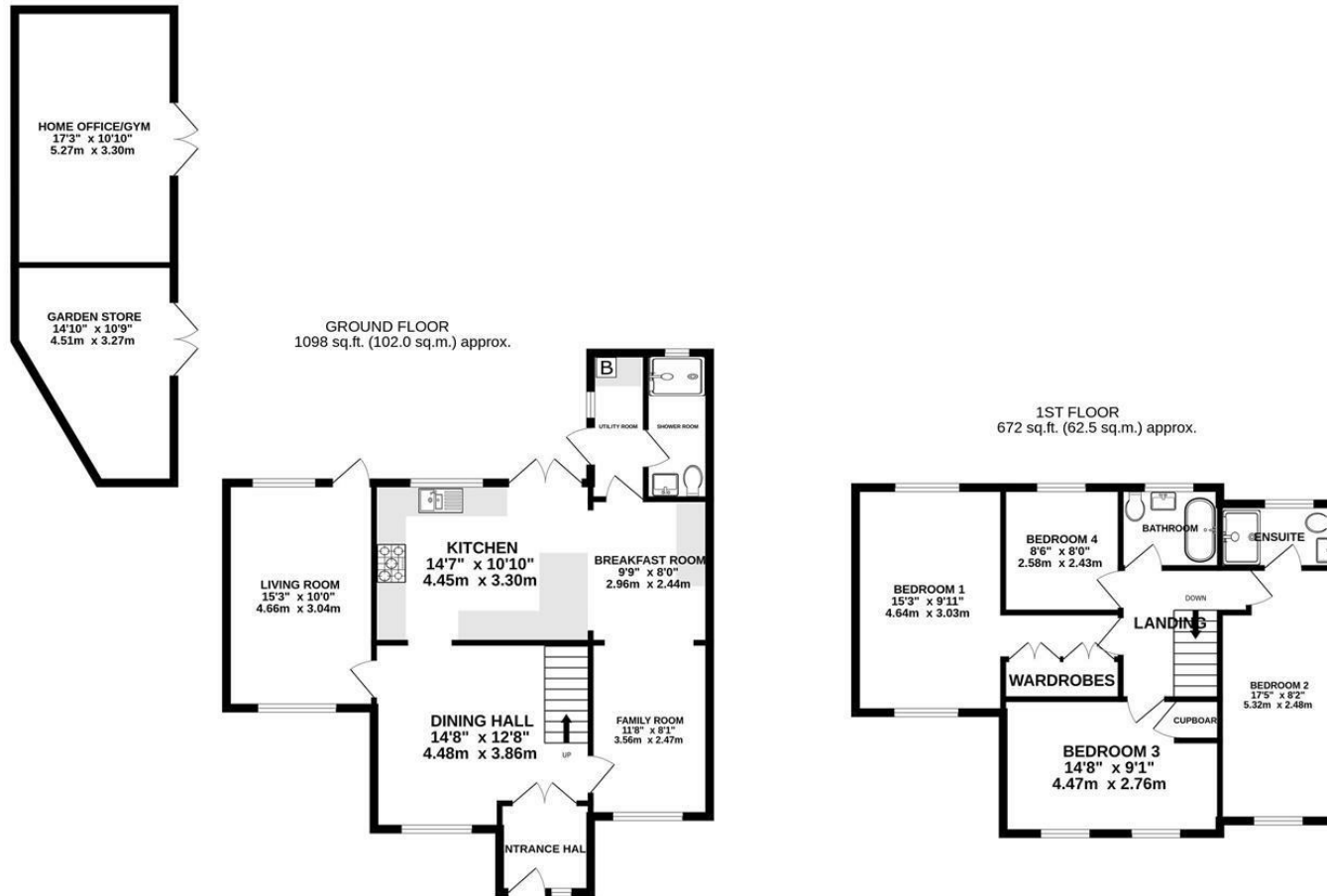
Location

The ever-popular suburb of Abbeymead offers various amenities including Morrisons, restaurants, schooling, and public transport links.

Material Information

Tenure: Freehold. Council Tax band: C. Local authority and rates: Gloucester City - £1900.50 per annum (2024/25)
Electricity supply: Mains Water supply: Mains
Sewerage: Mains Heating: Gas Central Heating.
Broadband speed: Standard 6 Mbps, Superfast 51 Mbps and Ultrafast 1000 Mbps
Mobile phone coverage: Vodafone (Limited), O2 (Limited), EE (Limited), and Three (Limited).





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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