



Eastholm Lawns Parton Road, Gloucester GL3 2JJ

£129,950



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- No onward chain
- One bedroom ground floor maisonette
- Generous communal gardens
- Situated in the popular residential location of Churchdown
- Potential rental income of £650 pcm
- EPC rating D62
- Tewkesbury Council - Tax Band A (£1,296.49 per annum)

£129,950

Entrance Hallway

Spacious entrance hallway benefitting from large utility cupboard with plumbing for an automatic washing machine. Access to the kitchen, lounge, bedroom and bathroom is provided aswell as access to the loft.

Lounge

Window overlooking the front aspect with built in storage cupboard.

Kitchen

Ample worktop and storage space with the gas boiler housed within one of the lower cupboards below the worktop. Space is provided for freestanding appliances whilst window overlooks the front aspect.

Bedroom

Double bedroom with built in wardrobe. Window facing to the rear aspect.

Bathroom

Bathroom comprising of w.c, wash hand basin and bath with shower attachment over. window facing towards the side aspect with frosted glass.

Outside

Externally the property boasts well maintained communal gardens for the residents of Eastholm Lawns. The space benefits from plenty of green space and communal washing lines. ample off-road parking is offered on a first come first serve basis.

Location

Ever sought after, the suburb of Churchdown is ideally located for links to both Gloucester, Tewkesbury, Cheltenham and Bristol. With local amenities to include various convenience stores, petrol station, post office, hairdressers, public house, takeaways and access to various primary and secondary schools, ideal for both working professionals and young families.

Local Authority, Services & Tenure

Tewkesbury Council - Tax Band A (£1,296.49 per annum).

Mains gas, electric, water and drainage are connected to the property.

Leasehold with 957 years remaining. Service charge of £60.62 pcm covers building insurance and general maintenance of the communal gardens. Charges are paid to Cambray Property Management. No ground rent is payable on the property.

Information correct as of 8/11/22



Unit C Barge Arm East, Gloucester Docks, GL1 2DQ

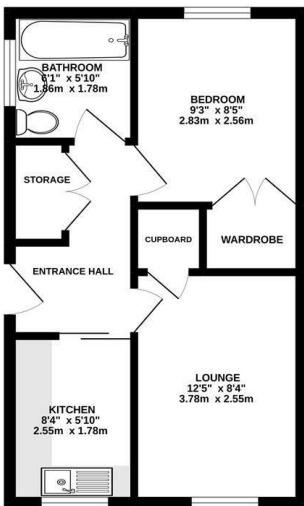
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GROUND FLOOR
351 sq.ft. (32.6 sq.m.) approx.



TOTAL FLOOR AREA : 351 sq.ft. (32.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of areas and rooms are approximate only. No guarantee is given as to the accuracy of the floorplan. No liability is accepted for any errors, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The dimensions given are approximate and no guarantee is given as to the accuracy of the floorplan. No liability is accepted for any errors, omission or mis-statement. Made with Myhouse C2002

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Floorplans have been prepared for identification purposes only, they are not to scale and no guarantee can be given as to their accuracy.

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.

