



Flat 7 Oakbank House, 9 Oakbank, Tuffley GL4 0AZ
£260,000



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- Located in the highly sought after Oakbank House
- Panoramic views across the city
- Two generous double bedrooms
- Garage and allocated parking
- Secure dry cellar storage
- EPC rating D67



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

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£260,000

Accommodation

The generous communal entrance leads to the stairwell where the apartment is located on the first floor. Internally the apartment benefits from two double bedrooms which both benefit from far reaching countryside views across the city and beyond. The lounge and kitchen both benefit from the far reaching views as well whilst the kitchen also offers integrated appliances to include double oven, hob and dishwasher.

The apartment is complete by the fitted family bathroom and utility cupboard in the hallway with plumbing for an automatic washing machine.

Externally the property benefits from a single garage, with lighting and power, alongside an allocated parking space directly in front. The large communal gardens offer lawns and wildlife areas with views stretching across the city and beyond to provide a pleasant and peaceful position. The property is completed with the benefits of a cellar, accessed externally of the apartment, offering a dry storage space.

Location

Touching Robinswood Hill the sought after location of Oakbank House is ideal for working

professionals and those looking for a quieter paced lifestyle. Ideally located as a main travel link to both Stroud, Cheltenham, Bristol and the city centre, public transport, various amenities include doctors surgery, shops, public houses and playgrounds complete the established suburb which in turn also benefits from the Country Park of Robinswood Hill adjoining the property.

Local Authority & Services

Gloucester City Council - Tax Band B.

Mains water, drainage, electric and gas.

Tenure

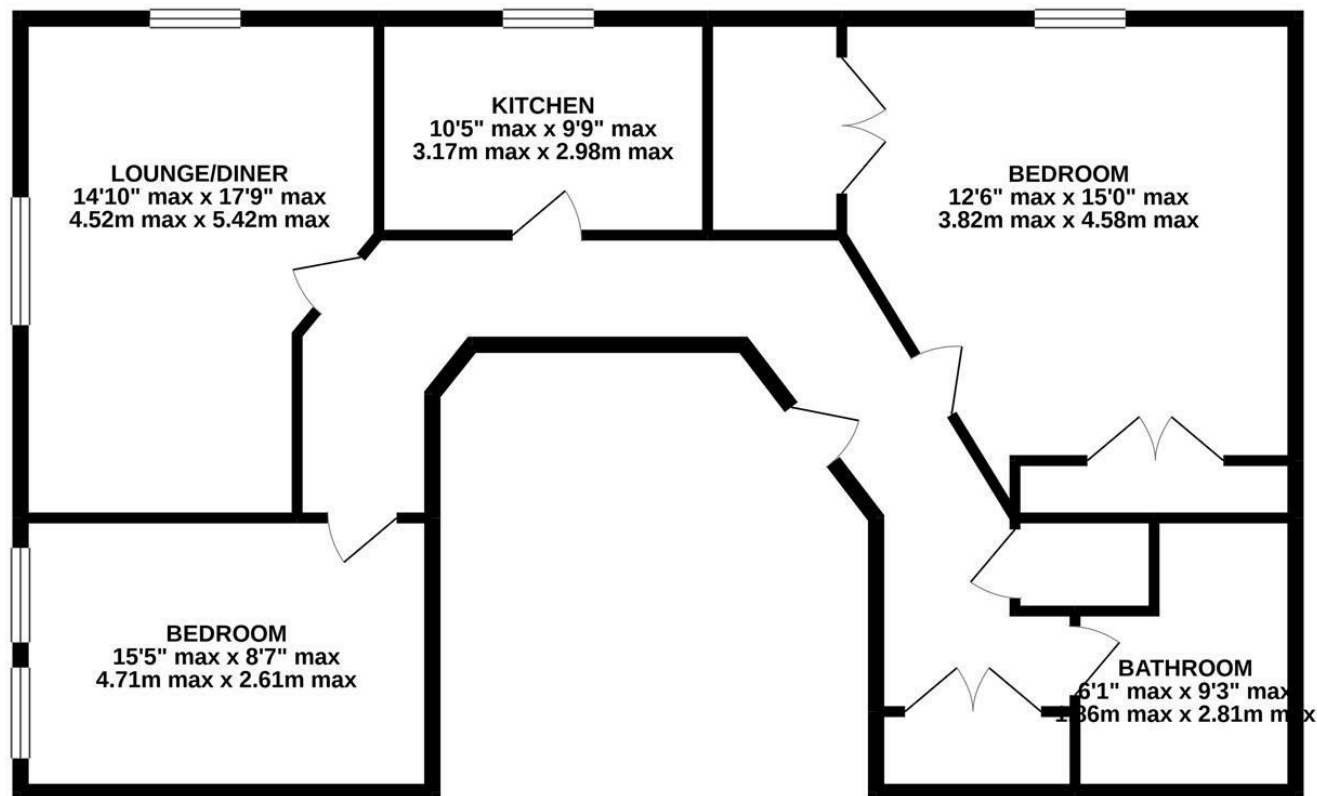
Leasehold with a share of the Freehold - £110 pcm to include building insurance, garden maintenance and electric for grounds and common areas.

Lease length of 999 years from June 1981.

Please note that due to the lease the building holds a restriction on pets within the building.



GROUND FLOOR



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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