



tag



SALES & LETTINGS



32 The Hopyard, Tewkesbury, Gloucestershire GL20 8RR
£950 Per Month

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TAG Residential Lettings Limited. Registered in England No. 05783882
Registered Office: Goodridge Court, Goodridge Avenue, Gloucester, GL2 5EN



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		91
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Situation

Northway is ideally located with good links to junction 9 of the M5 motorway within walking distance of the railway station, local shops, pharmacy and primary schools. It is on a regular bus route to Cheltenham (located 9 miles away) and to Tewkesbury.

The historic market town of Tewkesbury is located on 2.5 miles away and boasts a variety of shops, cafes and restaurants. It further benefits from a leisure centre, theatre and library.

PROPERTY SUMMARY

Mid Terrace House
 Lounge
 Dining Room
 Fitted Kitchen
 Two Bedrooms
 Bathroom with Shower
 UPVC Double Glazing and Gas Central Heating
 Rear Garden
 Two Parking Spaces
 Council Tax Band B



Description

Ideally positioned overlooking a green in the residential area of Northway within easy walking distance to local amenities.

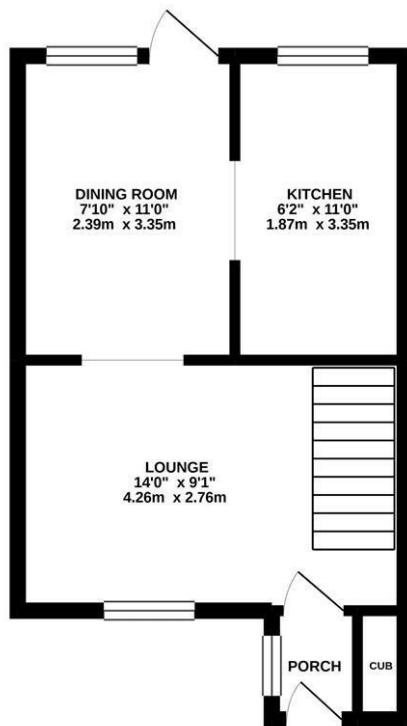
This well presented terraced house briefly comprises entrance porch with storage cupboard, lounge with stairs leading to the first floor and archway through to dining room. The dining room in turn leads onto the rear garden and kitchen. The kitchen offers ample storage as well as space for a washing machine, dishwasher and gas cooker.

Upstairs are two double bedrooms and a refitted family bathroom with heated towel rail.

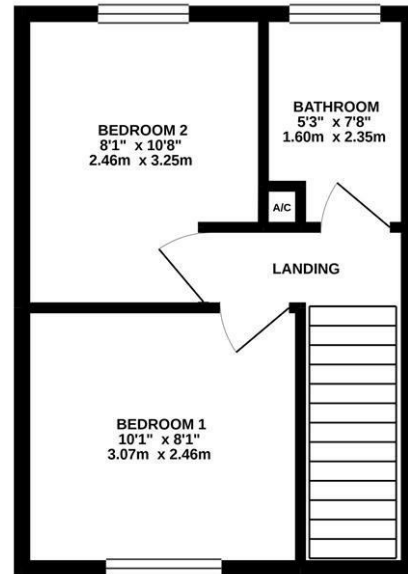
The property is further complemented by UPVC double glazing and two allocated parking spaces. To the outside is a beautifully kept landscaped garden with patio seating area and rear pedestrian access plus two storage sheds.

**** Available End March 2026 ****

GROUND FLOOR
299 sq. ft. (27.8 sq. m.) approx.



1ST FLOOR
280 sq. ft. (26.0 sq. m.) approx.



TOTAL FLOOR AREA : 579 sq. ft. (53.8 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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Lounge

11'5 x 9'1 (3.48m x 2.77m)

Dining Room

11'0 x 7'10 (3.35m x 2.39m)

Kitchen

10'9 x 6'2 (3.28m x 1.88m)

Bedroom One

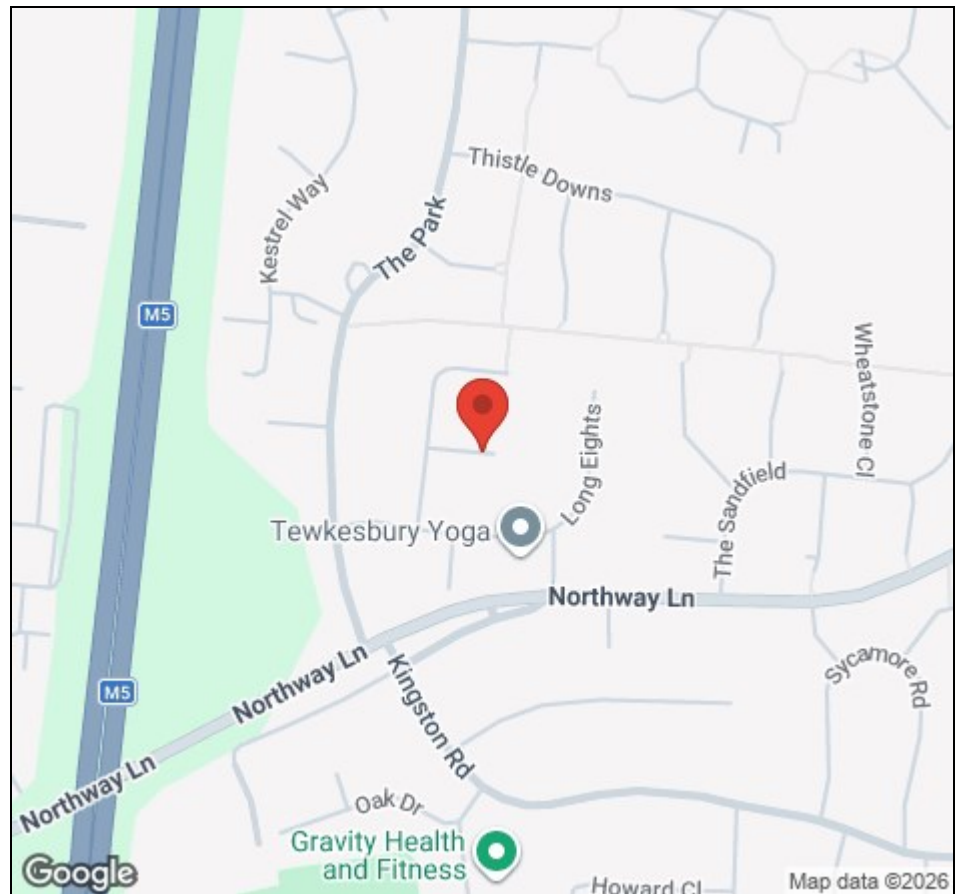
10'1 x 8'1 (3.07m x 2.46m)

Bedroom Two

10'8 x 8'1 (3.25m x 2.46m)

Bathroom

7'8 x 5'3 (2.34m x 1.60m)



Viewing strictly by appointment via Tag Estate Agents – 01684 275 276

Email: info@tagsalesandlettings.co.uk

Agents Note: Room sizes quoted are approximate and should be used for guidance purposes only.

All appliances, fittings or heating systems have not been tested. Buyers are advised to seek verification from their surveyor or legal representative.

P Gregory & V Davis trading as TAG Residential Lettings LTD.