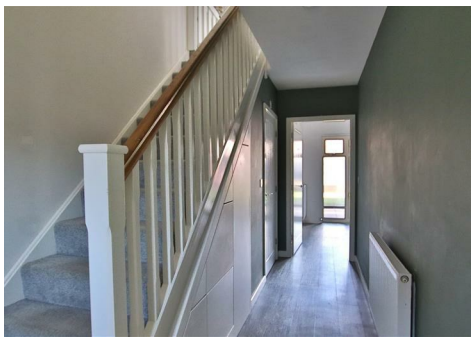
SALES & LETTINGS

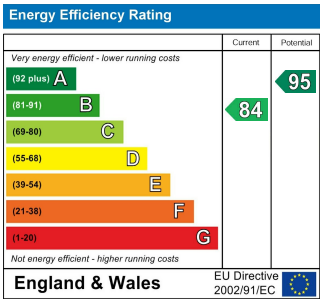


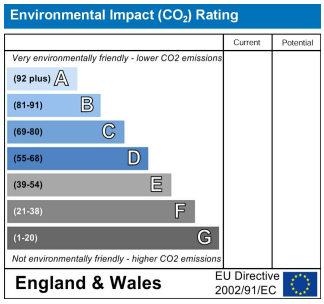
24 Snapdragon Close, Tewkesbury, GL20 7FF
Offers Over £340,000

Tewkesbury: The Ancient Grudge, 15 High Street, Tewkesbury, GL20 5AL. Tel. 01684 275276 Fax. 01684 276661

The Property Ombudsman

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





PROPERTY SUMMARY

NO ONWARD CHAIN
Detached House
Lounge
Kitchen Dining Room
Three Double Bedroom
En Suite Shower Room
Family Bathroom
Garden
Garage & Driveway
Council Tax D

Situation

Snapdragon Close is located on the development of Walton Cardiff. It is within easy walking distance of parks, local shops, takeaway and a public house. it is also within walking distance of John Moore Primary School Ofsted rate 'Good' and the community centre, which holds various activities on a regular basis.

Walton Cardiff is on a regular bus route to Cheltenham (9 miles away) and to the historic market town of Tewkesbury, (2 miles) which has many stunning Tudor buildings, as well as a wealth of leisure, health, educational and arts facilities, whilst its close proximity to the motorway and railway station provides easy access to the rest of the country.

Description

Nestled in the charming area of Walton Cardiff, Tewkesbury, this delightful detached house on Snapdragon Close offers a perfect blend of comfort and modern living. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The house features a spacious reception room, providing a welcoming area for relaxation and entertaining guests.

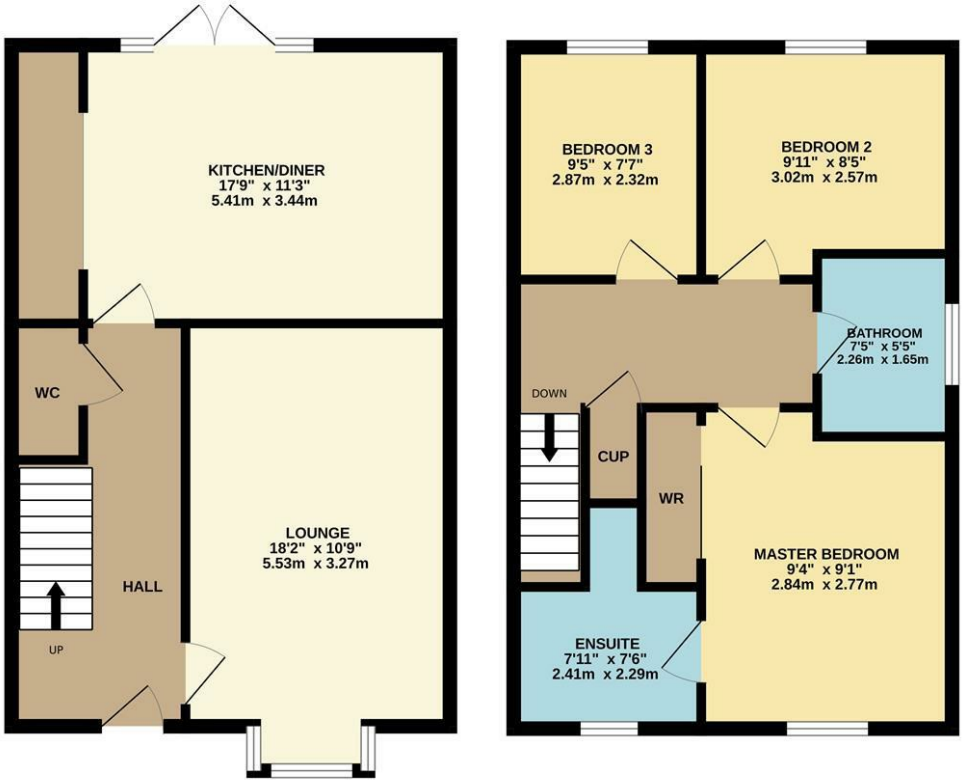
The property boasts two bathrooms, ensuring convenience for all occupants. The modern kitchen is equipped with integrated appliances, making meal preparation a pleasure. Additionally, a utility area adds practicality to daily chores, keeping the main living spaces tidy and organised.

This home is designed with energy efficiency in mind, featuring UPVC double glazing and gas central heating, ensuring warmth and comfort throughout the year. An added bonus is the EV charging point, catering to the needs of electric vehicle owners and promoting a sustainable lifestyle. It further befits from a detached garage and driveway for two vehicles.

With its attractive location and thoughtful amenities, this property on Snapdragon Close presents an excellent opportunity for those looking to settle in a friendly community. Don't miss the chance to make this lovely house your new home.

GROUND FLOOR
499 sq.ft. (46.4 sq.m.) approx.

1ST FLOOR
491 sq.ft. (45.6 sq.m.) approx.



TOTAL FLOOR AREA : 991 sq.ft. (92.0 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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Living Room
16'4 x10'9 (4.98m x3.28m)

Kitchen Dining Room
11'3 x 17'9 (3.43m x 5.41m)

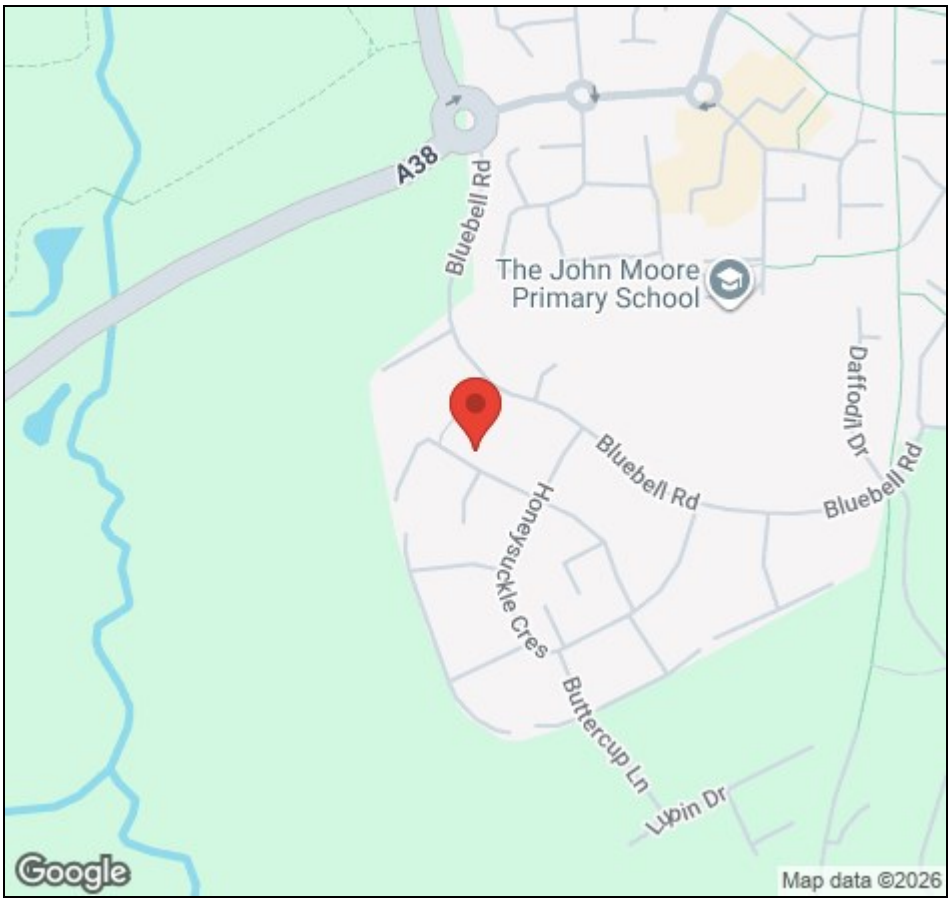
Bedroom 1
9'4 x 9'1 (2.84m x 2.77m)

En Suite
7'11 x 7'6 (2.41m x 2.29m)

Bedroom 2
9'11 x 8'5 (3.02m x 2.57m)

Bedroom 3
9'5 x 7'7 (2.87m x 2.31m)

Bathroom
7'5 x 5'5 (2.26m x 1.65m)



Viewing strictly by appointment via TAG Sales & Lettings – 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.