



11 Kingsmead

, Abbeymead, GL4 5DY

**Offers in excess of £435,000**





Welcome to this charming FOUR bedroom detached home located in the desirable area of Kingsmead, Abbeymead.

As you step inside, you'll be greeted by a well-presented interior, the property features a STUDY, ideal for those who work from home. One of the highlights of this home is the delightful sunroom, enjoying a pleasant view over the garden.

The master bedroom comes complete with an ENSUITE, with three of the bedrooms having built in wardrobes.

Parking will never be an issue with space for up to six vehicles, Additionally a DOUBLE GARAGE. Situated on a no-through road off Upton Lane, this property offers a private setting.

Don't miss out on the opportunity to make this house your home. Contact us today to arrange a viewing and experience the charm of this Kingsmead property for yourself.

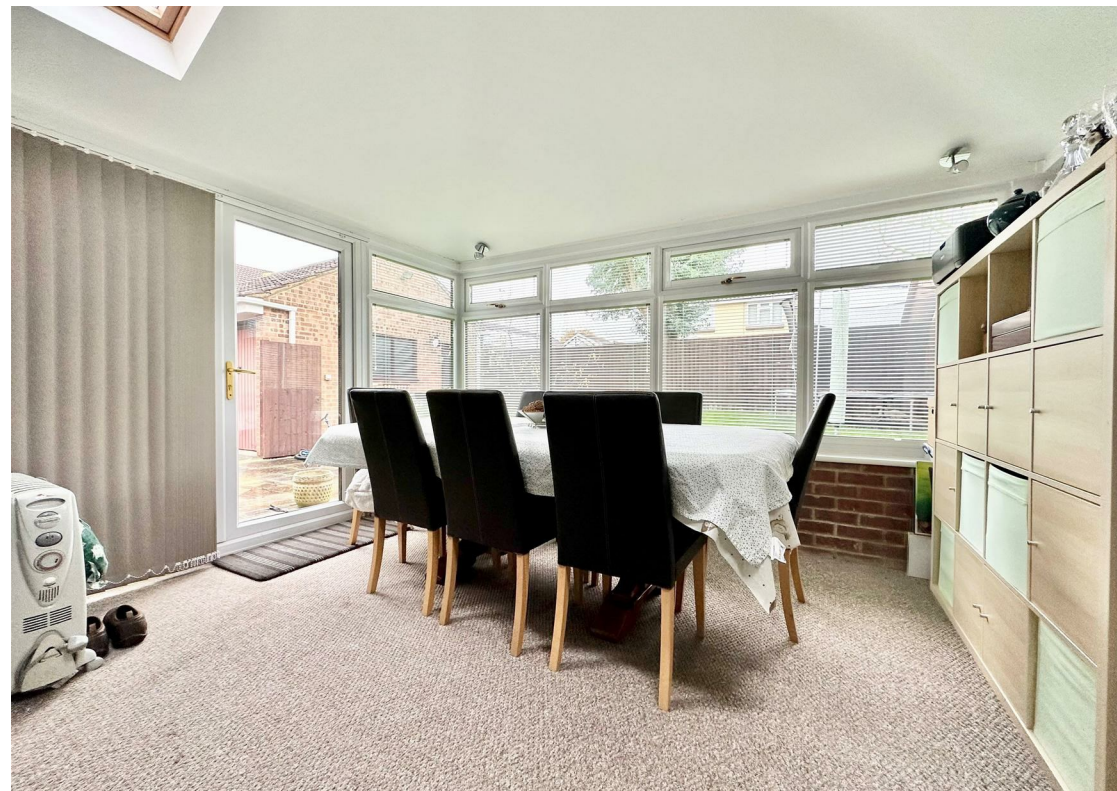
### Entrance Hall

Lounge  
20'8 x 12'2 (6.30m x 3.71m)

Sun Room  
12'8 x 12'2 (3.86m x 3.71m)

Kitchen  
10'0 x 9'3 (3.05m x 2.82m)

Utility







Office/Bedroom  
10'1 x 10'0 (3.07m x 3.05m)

Bedroom 1  
11'9 x 9'7 (3.58m x 2.92m)

Ensuite

Bedroom 2  
9'10 x 9'3 (3.00m x 2.82m)

Bedroom 3  
10'0 x 7'1 (3.05m x 2.16m)

Bedroom 4  
9'8 x 6'9 (2.95m x 2.06m)

Bathroom

### OUTSIDE

Situated on a NO THROUGH ROAD an abundance of OFF ROAD parking on the drive leading to the DOUBLE GARAGE.

The enclosed rear garden is mainly laid to lawn with a patio area at the back of the sunroom, garden shed and access to the side entrance.

Double Garage  
16'7 x 16'3 (5.05m x 4.95m)

### Services

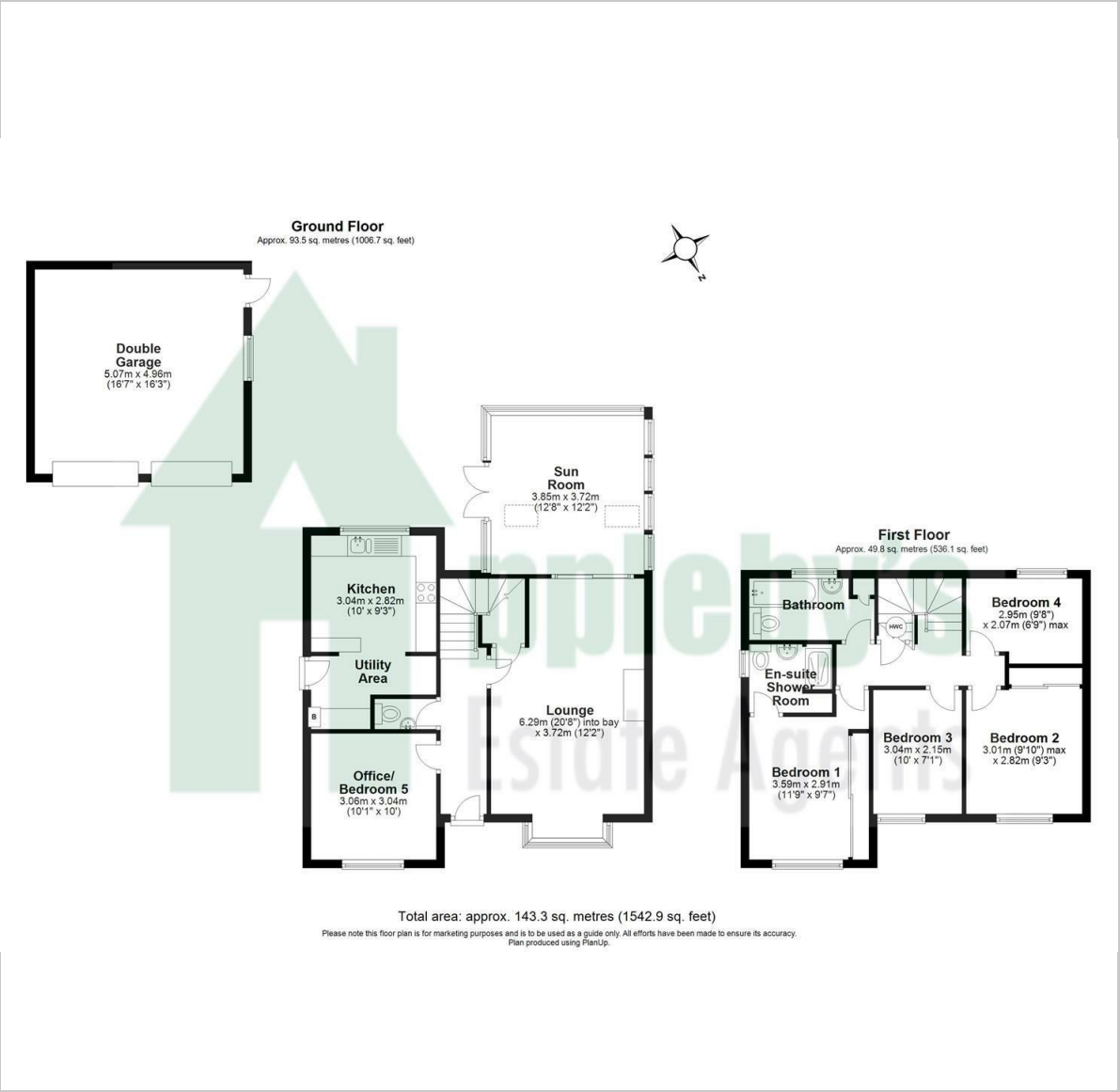
Mains drainage and gas central heating  
Gloucester City Council tax band E

Tenure  
Freehold





Floor Plan

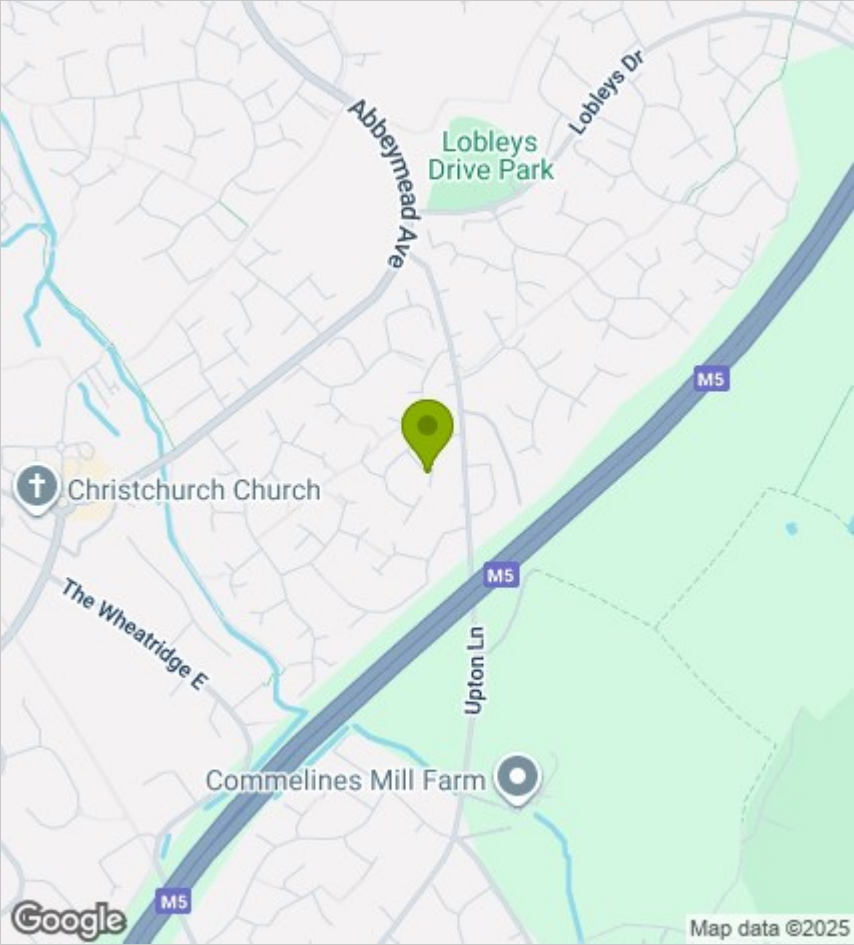


Viewing

Please contact our Appleby`s Office on 01452 690553 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

