



16 Maple Close, Gloucester, GL2 4YG
Asking Price £170,000

 2  1  1  C

- Two Bedrooms
- No Onward Chain
- Driveway Parking
- Enclosed Garden
- Gas Central Heating
- UPVC Double Glazing

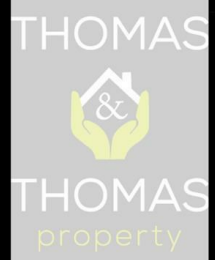
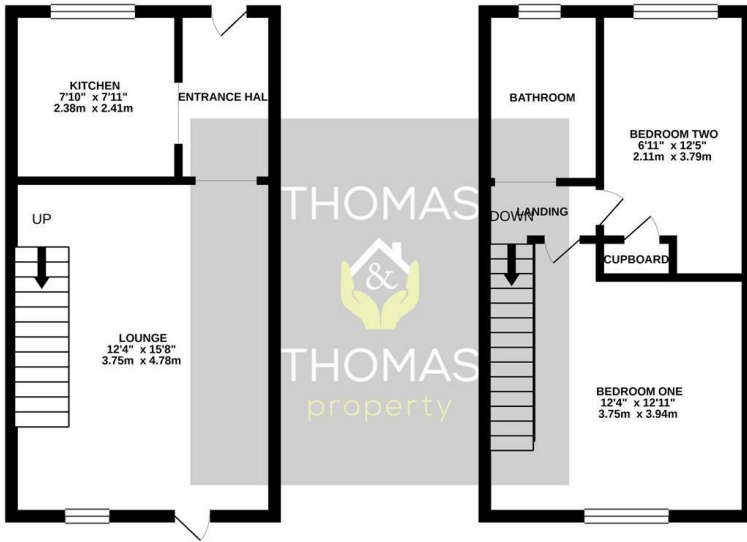


Viewing

Please contact our Thomas & Thomas property Ltd Office on 01452 348208 if you wish to arrange a viewing appointment for this property or require further information.

GROUND FLOOR
290 sq.ft. (27.0 sq.m.) approx.

1ST FLOOR
290 sq.ft. (27.0 sq.m.) approx.



TOTAL FLOOR AREA: 580 sq.ft. (53.9 sq.m.) approx.
While 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 errors or misstatements. This plan is for illustrative purposes only and should be used as such for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2021

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			90
(81-91) B			
(69-80) C		71	
(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	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.