



**The Holly Grove, Quedgeley, Gloucester**

Freehold

**£350,000**

**34 The Holly Grove, Quedgeley,  
Gloucester, Gloucestershire, GL2 4UU**

**£350,000**

Freehold. Council Tax Band C



**2 Bedrooms**



**1 Bathrooms**



**2 Receptions**

**Features**

- \*Upvc Double Glazing
- \* Two DOUBLE Bedrooms
- \*Re-Fitted Shower Room
- \*Gas Central Heating
- \*Re-Fitted Kitchen/Diner
- \* Immaculate Throughout
- \*Single Garage & Parking For Two Cars
- \* Energy Rating D

**Michael Tuck Estate and Letting Agents**

1 School Lane Quedgeley Gloucester Gloucestershire GL2 4PJ

01452 543200

estates.quedgeley@michaeltuck.co.uk

[www.michaeltuck.co.uk](http://www.michaeltuck.co.uk)

**The Property**

Rarely Available Two DOUBLE Bedroom Detached Bungalow With Garage & Parking Located In The Holly Grove, Quedgeley!

The accommodation comprises of; Entrance hall, living room, two DOUBLE bedroom, kitchen/diner & shower room.

Further benefits include; Gas central heating, upvc double glazing & a large enclosed rear garden !

Call us today to arrange your viewing on 01452 543200!

**Entrance Hall** 8' 11" x 2' 8" (2.72m x 0.81m)

**Living Room** 17' 5" x 10' 1" (5.30m x 3.07m)

**Kitchen/Diner** 16' 9" x 9' 2" (5.10m x 2.79m)

**Bedroom One** 11' 11" x 10' 0" (3.63m x 3.05m)

**Bedroom Two** 10' 9" x 9' 0" (3.27m x 2.74m)

**Shower Room** 6' 9" x 5' 10" (2.06m x 1.78m)

**Rear Garden**

**Single Garage & Driveway**

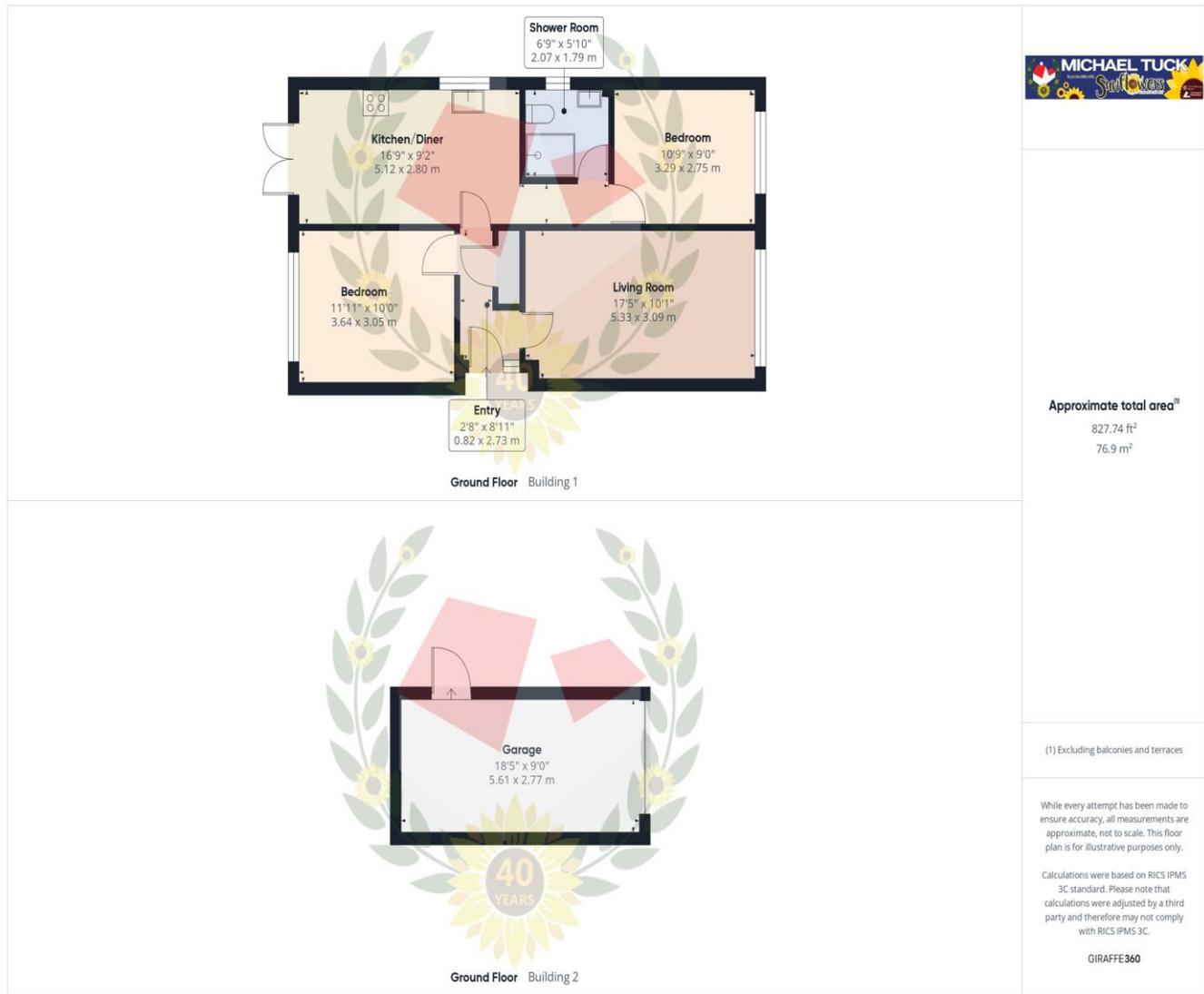
**Additional Information**

Additional Information provided by vendor:  
Utilities • Electricity – mains • Gas – mains • Water – mains • Sewerage – mains • Broadband – fibre to premises









**Approximate total area<sup>(1)</sup>**  
 827.74 ft<sup>2</sup>  
 76.9 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360

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The position and size of doors, windows, appliances, and other features are approximate only.  
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