



**9 Mount Street, GL1 2RG**

**Asking Price £199,995**

This well presented two bedroom end terrace home is located on Mount Street, just a short walk from Gloucester Town Centre.

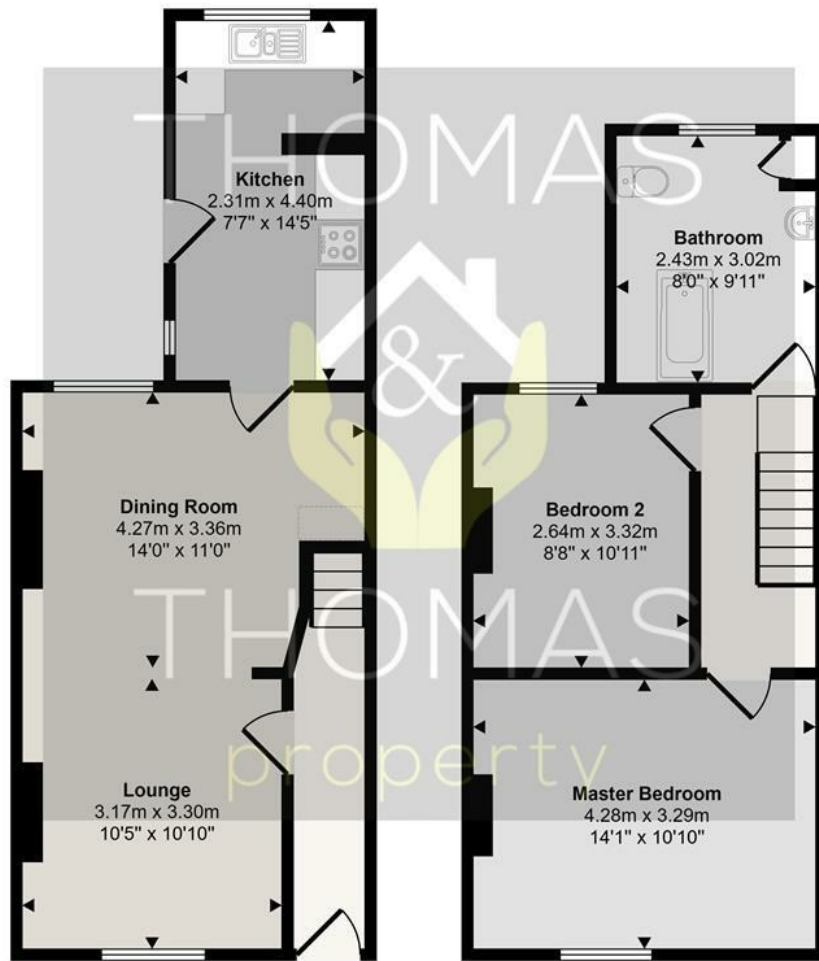
Comprising of: Entrance hall leading to the spacious open plan lounge / diner. The kitchen benefits from ample cupboard space and access to the private enclosed garden with side access to the driveway parking. Upstairs there are two double bedrooms and family bathroom with shower over bath.

This property would make the ideal first home or investment.

- Chain Free
- End of Terrace
- Off Road Parking
- Two Double Bedrooms
- Open Plan Lounge / Diner
- Central Location



Approx Gross Internal Area  
75 sq m / 811 sq ft




Ground Floor  
Approx 39 sq m / 419 sq ft

First Floor  
Approx 36 sq m / 392 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		84
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	53	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
England & Wales		EU Directive 2002/91/EC



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