



The Cedars Hucclecote Road, Gloucester, GL3 3UA

Offers Over £130,000

A well-presented two-bedroom top floor flat situated in the popular area of Hucclecote, offering comfortable and modern living throughout. The property features two generously sized double bedrooms, making it ideal for sharers, small families, or professionals.

The flat benefits from electric underfloor heating, providing efficient and consistent warmth, while the contemporary shower room has been finished to a high standard with modern fittings. The living accommodation is bright and inviting, creating a welcoming space to relax or entertain.

Further advantages include a private garage, offering secure parking or additional storage.

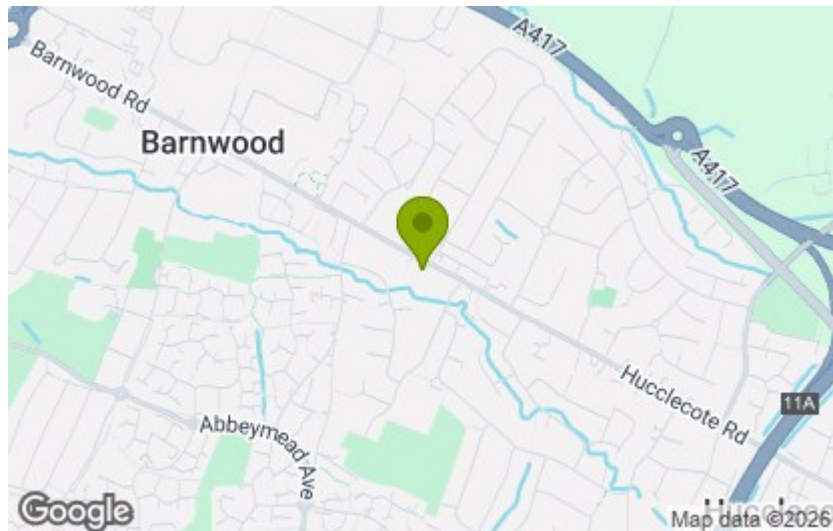
Offered to the market chain free and priced to sell, this property represents an excellent rental or investment opportunity, with strong appeal due to its location, size, and modern features.

- Two double bedroom
- Top floor apartment
 - Garage
- Ideal investment/First time buy
 - Underfloor heating
 - Chain free



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		45	68
	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		



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