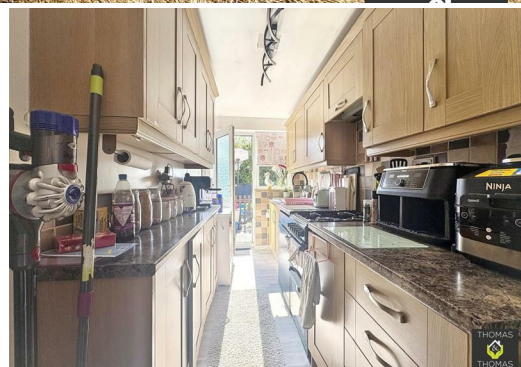
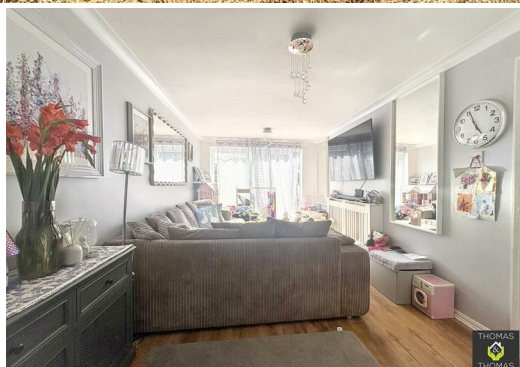
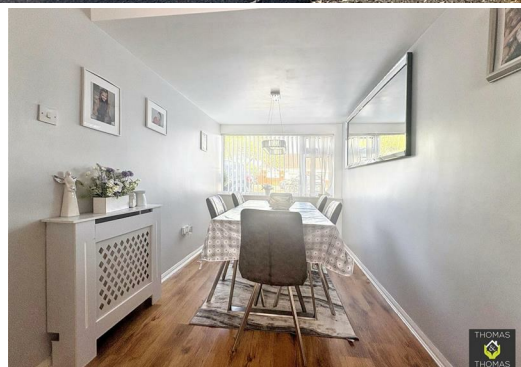




17 Quantock Road, Gloucester, GL2 4TT

Asking Price £249,500

Situated in a popular residential area of Quedgeley, this well-proportioned chain free, three-bedroom semi-detached home offers comfortable family living with excellent access to local amenities, schools and transport links.

The accommodation comprises a welcoming entrance hall with two storage cupboards, leading to a spacious lounge and separate dining room, providing an ideal space for relaxing and entertaining. The fitted kitchen offers ample storage and workspace, with access to the rear garden.

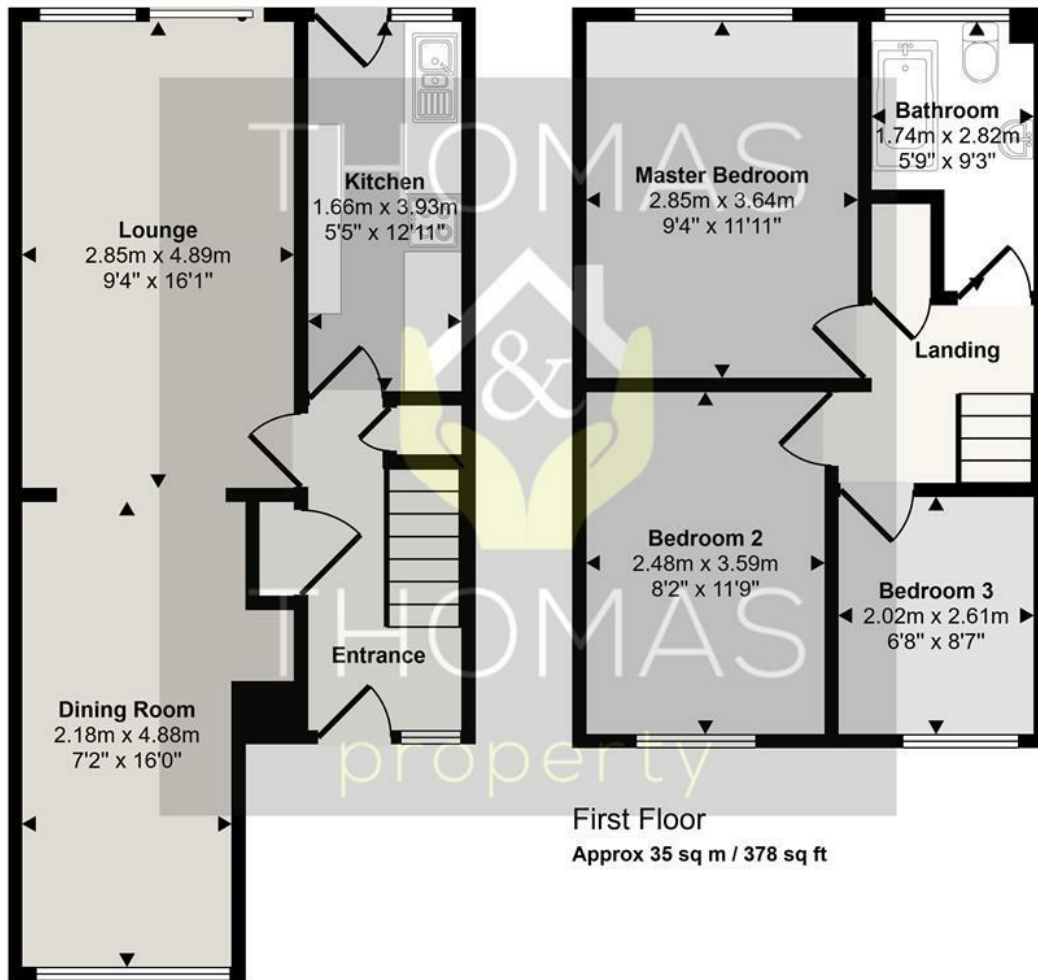
Upstairs, the property benefits from three well-sized bedrooms, including two generous doubles and a versatile single room suitable as a child's bedroom, home office or nursery. A modern family bathroom with shower over bath.

Externally, the property enjoys an enclosed rear garden, ideal for outdoor entertaining and family use, together with side access and off-road parking for two cars to the front.

Located within easy reach of Quedgeley's excellent range of shops, supermarkets, schools and leisure facilities, the property also offers convenient access to the M5 motorway, Gloucester City Centre and the nearby business parks, making it an ideal choice for commuters and growing families alike.

- Chain free
- Three bedroom semi detached
 - Driveway parking
 - Two reception rooms
- Located at the end of a quiet cul de sac
- Ideal family home

Approx Gross Internal Area
75 sq m / 809 sq ft

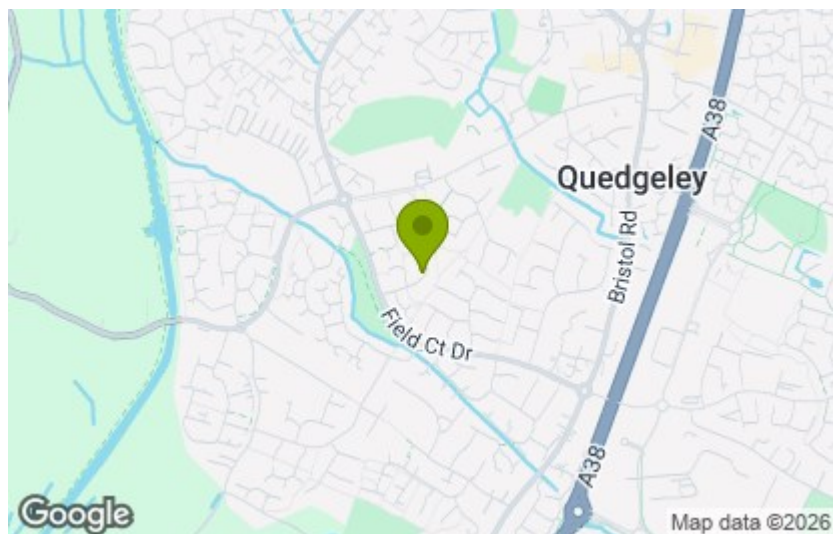


Ground Floor
Approx 40 sq m / 431 sq ft

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) 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		
	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.

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