



**Eagle Way, Abbeydale, Gloucester, GL4  
4WS**

Freehold

**£285,000**

## 23 Eagle Way, Abbeydale, Gloucester, Gloucestershire, GL4 4WS

£285,000

Freehold. Council Tax Band C



3 Bedrooms



1 Bathrooms



3 Receptions

### Features

- \* No Onward Chain
- \* Conservatory
- \* Modern Fitted Kitchen
- \* Enclosed Rear Garden
- \* No Through Road Position
- \* Downstairs Cloakroom
- \* Garage & Off Road Parking
- \* Energy Rating D & Council Tax C

### Michael Tuck Estate and Letting Agents

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### The Property

Three Bedroom Detached House In Abbeydale With No Onward Chain This fantastic property is situated on a quiet no through road in Abbeydale which boasts easy access to a range of local amenities. In brief the property comprises of; entrance hall, downstairs cloak room, spacious lounge/diner, conservatory, modern fitted kitchen, first floor landing, two double bedrooms, one single bedroom and a shower room. Benefits include; upvc double glazing, gas central heating, enclosed rear garden, garage and off road parking! Property for sale through Michael Tuck Estate Agents. Potential rental value of £1,250 pcm , please contact Michael Tuck Lettings in Abbeymead for more details. To arrange a viewing call us today on 01452 612020.

### Entrance Hall

### Cloakroom

**Kitchen** 10' 7" x 8' 8" (3.22m x 2.64m)

**Lounge/Diner** 24' 7" x 12' 0" (7.49m x 3.65m)

**Conservatory** 11' 0" x 8' 8" (3.35m x 2.64m)

### First Floor Landing

**Bedroom 1** 12' 1" x 9' 10" (3.68m x 2.99m)

**Bedroom 2** 9' 11" x 9' 5" (3.02m x 2.87m)

**Bedroom 3** 8' 8" x 8' 0" (2.64m x 2.44m)

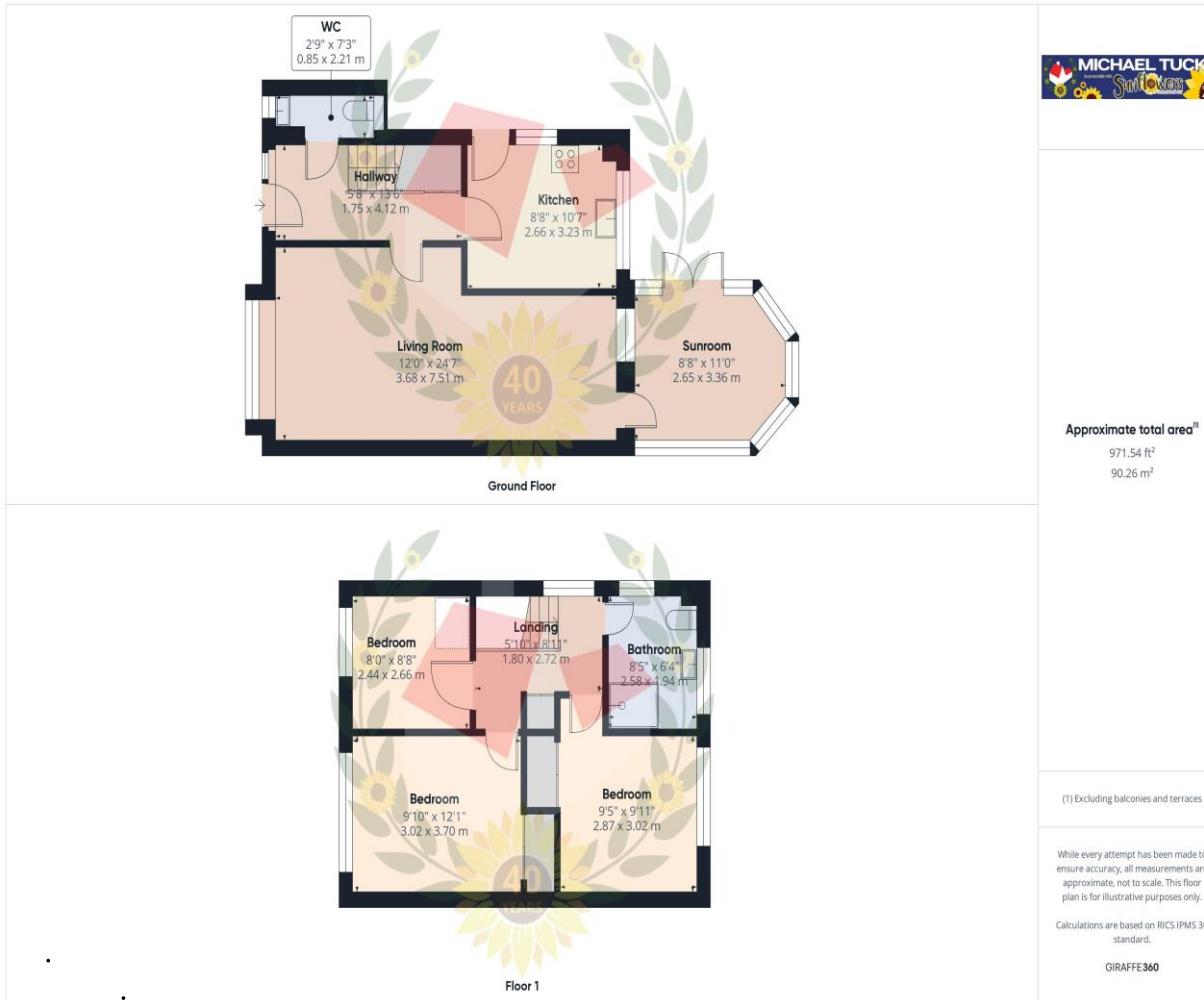
**Shower Room** 8' 5" x 6' 4" (2.56m x 1.93m)

### Garage









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