



**The Parade, Nine Elms Road, Gloucester**

**£132,000** Leasehold



**MICHAEL TUCK**

The Agent with 5 star customer service

**7 The Parade, Nine Elms Road,  
Longlevens, Gloucester,  
Gloucestershire, GL2 0HE**

**£132,000**

Leasehold. Council Tax Band A



**2 Bedrooms**



**1 Bathrooms**



**1 Receptions**

#### **Features**

- \* Upvc Double Glazing
- \* Two Double Bedrooms
- \* Spacious Lounge
- \* Popular Location
- \* No Onward Chain
- \* Buy To Let Potential
- \* Off Road Parking
- \* Energy Rating TBC

#### **Michael Tuck Estate and Letting Agents**

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#### **The Property**

\* TWO DOUBLE BEDROOM FIRST FLOOR FLAT SITUATED IN LONGLEVENS AND OFFERED TO THE MARKET WITH NO ONWARD CHAIN \* An Ideal opportunity for first time buyers and buy to let investors! In brief the property comprises of; entrance hall, spacious lounge, kitchen, two double bedrooms and a bathroom. Benefits include; Upvc double glazing, private access and off road parking! To arrange your viewing call us today on 01452 612020. Property for sale through Michael Tuck Estate Agents. Approximate rental value of £750pcm please contact Michael Tuck Lettings in Abbeymead for more details.

#### **Entrance Hall**

**Lounge** 13' 5" x 13' 3" (4.09m x 4.04m)

**Kitchen** 13' 2" x 6' 2" (4.01m x 1.88m)

**Bedroom 1** 15' 11" x 9' 11" (4.85m x 3.02m)

**Bedroom 2** 13' 2" x 9' 11" (4.01m x 3.02m)

**Bathroom** 10' 1" x 4' 6" (3.07m x 1.37m)

#### **Tenure**

Leasehold Length of Lease - 983 Years remaining on Lease. Charges - TBC



**Boomin**

**Sunflowers**  
SOLICITORS SUPPORT

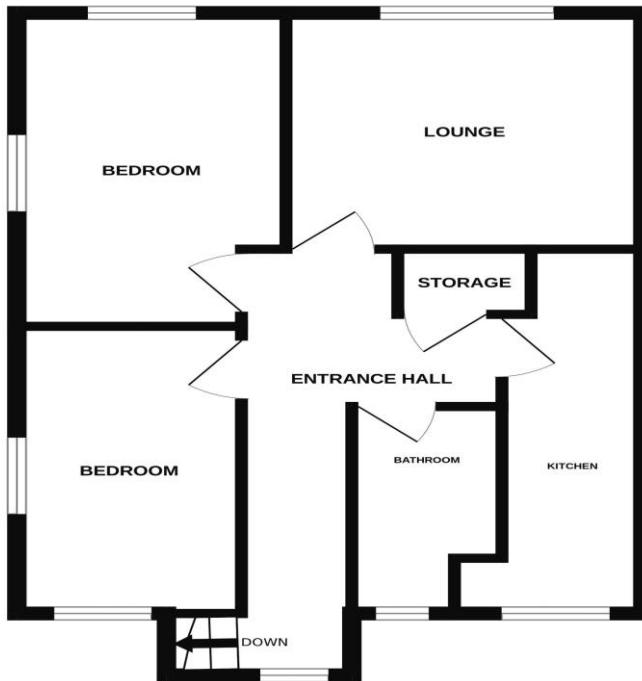
**rightmove**

**Zoopla**





GROUND FLOOR



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