

**TG**

SALES & LETTINGS



# Greenhill Court, Tuffley, Gloucester

GL4 0DP

**£169,995**

- Two Double Bedrooms
- Gas Central Heating
- Low Maintenance Courtyard Garden
- Two Allocated Parking Spaces
- Double Glazed
- No Onward Chain

## The Property

\*NO ONWARD CHAIN\*

TG Sales & Lettings are pleased to offer FOR SALE this TWO DOUBLE BEDROOM end terraced property in this popular part of Tuffley. The property has fabulous COMMUTER LINKS to the CITY and M5 and would be an ideal FIRST TIME or INVESTMENT buy.

This great house briefly comprises of an entrance porch with storage, open plan lounge with stairs to the first floor and kitchen to the rear. On the first floor you will find two double bedrooms (both with built in storage) and a bathroom with a shower over the bath.

This property also benefits from two allocated parking spaces, gas central heating and a low maintenance courtyard rear garden.



## Situation

## Directions

**SATNAV postcode GL4 0DP**

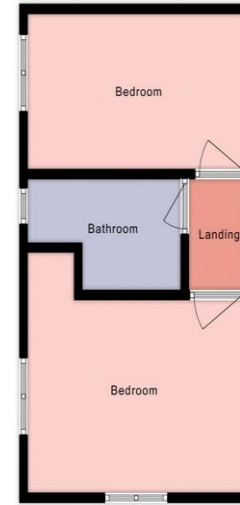
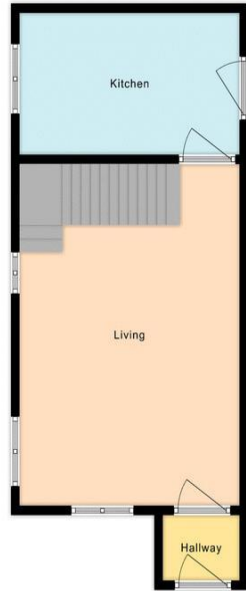
## Tenure Freehold

**Local Authority** Gloucester

**Services** Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

**Council tax band B**





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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100)	<b>A</b>		
(81-91)	<b>B</b>		87
(69-80)	<b>C</b>	69	
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>			EU Directive 2002/91/EC

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