



40 Homeground Road, Gloucester, GL4 0XX

£1,300 Per Calendar Month

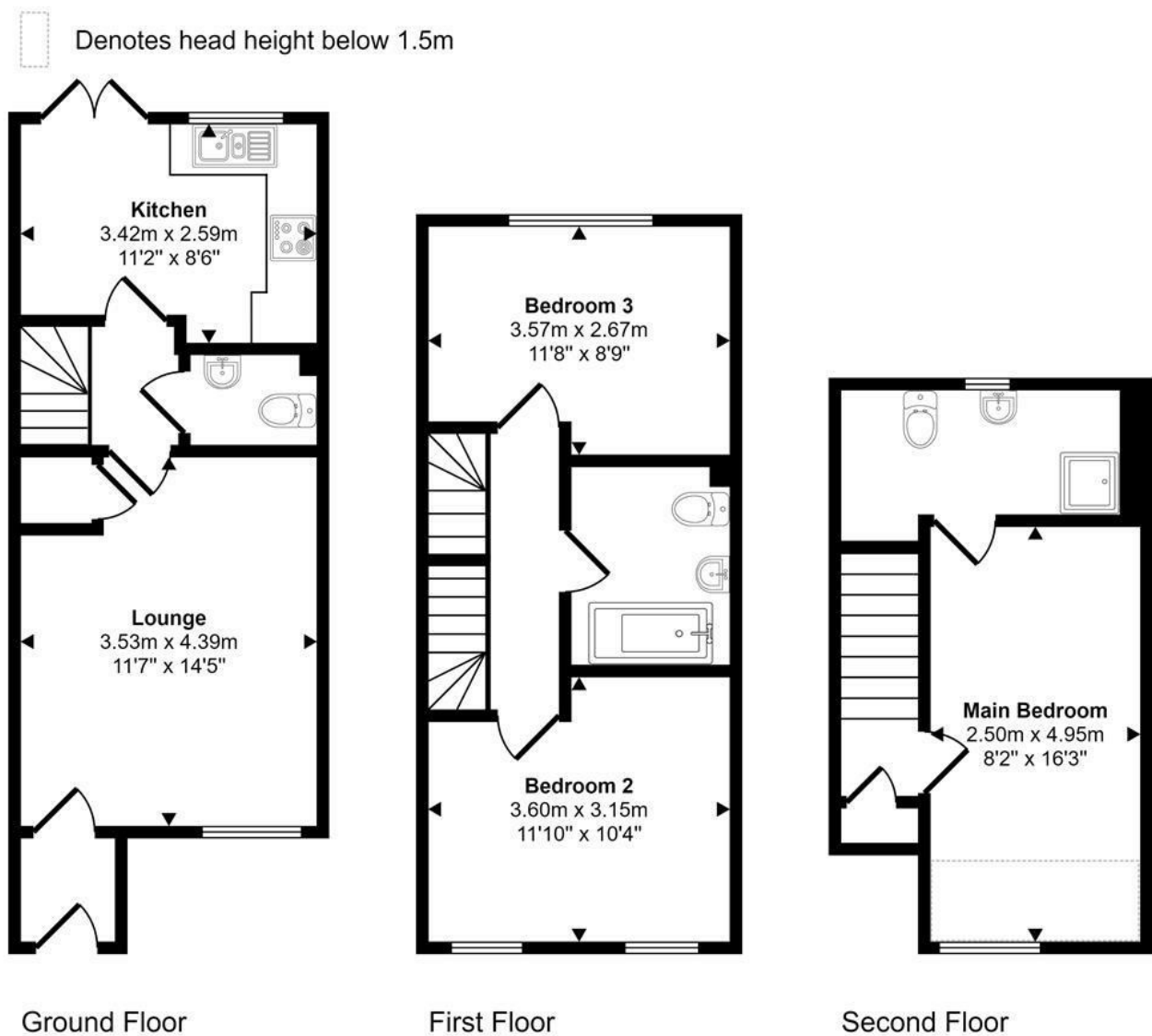
Thomas & Thomas property are pleased to be offering this three bedroom townhouse, located in the newly developed site off Grange Road in Tuffley.

The property will be let unfurnished and briefly comprises of: Entrance Area, Living Room, Downstairs WC, Kitchen/Diner with doors to the rear garden.

To the first floor, is Two Double Bedrooms and a family bathroom, and the Master with the En Suite is found on the second floor.


It is warmed via gas central heating, double glazed throughout and benefits from having allocated parking, a rear garden with rear access. Available MAY 2025.

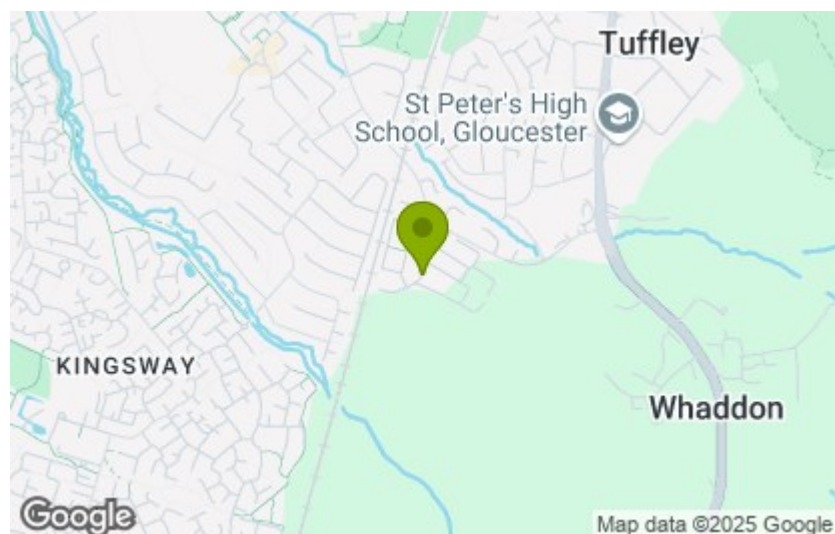
- Tuffley
- Three Bedrooms
- Large Master on Second floor
- Good Size En Suite Shower Room
- Allocated Parking
- Available MAY!



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-statment. 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	85	96
(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	
	



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