



13 Plough Close, Brockworth, Gloucester, GL3 4XX

£490,000

CHOSEN
ESTATE AGENTS

THE PROPERTY

Chosen Estate Agents are delighted to present this beautifully presented four-bedroom detached family home, tucked away in a peaceful cul-de-sac and finished to a high standard throughout. Offering spacious and versatile living accommodation, a landscaped rear garden, and the added benefit of an EV charge point, this home is perfect for modern family living.

As you step inside, you are welcomed by a bright and stylish hallway with a convenient WC and access to a useful office space. The heart of the home is the open-plan kitchen, dining and living area, featuring modern cabinetry, integrated appliances, and ample space for entertaining. The dual-aspect living room provides a cosy yet contemporary feel, complete with a feature media wall. French doors open directly onto the rear garden, flooding the space with natural light. Completing the ground floor is utility room, with a door to the side of the property.

Upstairs, the property offers four well-proportioned bedrooms, including a generous primary bedroom with ample wardrobe space. Two sleek bathrooms, including an en-suite from the primary bedroom, provide convenience for a busy household, with modern finishes and stylish tiling.

The landscaped rear garden is a wonderful family space with a mix of lawn and patio, ideal for children to play or for hosting summer barbecues. The detached garage has been thoughtfully converted into a home gym, but could also serve as a home office or studio depending on your needs. To the front, the property benefits from a driveway, carport, and an EV charging point, making it both practical and future-ready.

Positioned in a sought-after modern development, this home offers the tranquillity of a cul-de-sac setting while remaining within easy reach of local amenities, schools, and transport links.

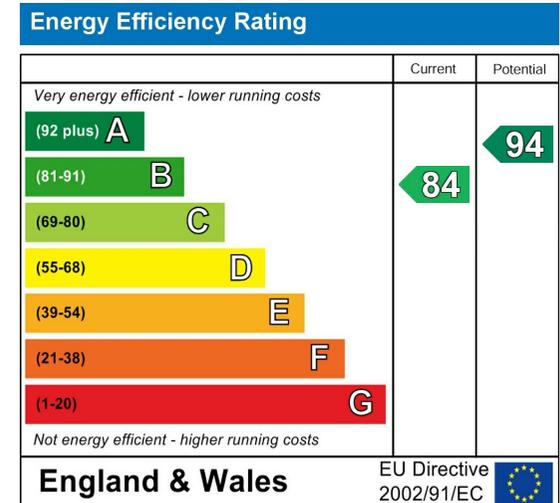
Agents Note.
Freehold
EPC Rating: B84
Tewkesbury Borough Council Band: E
Mains Gas, Electric and Water are connected.
Fibre Broadband is available in the area.

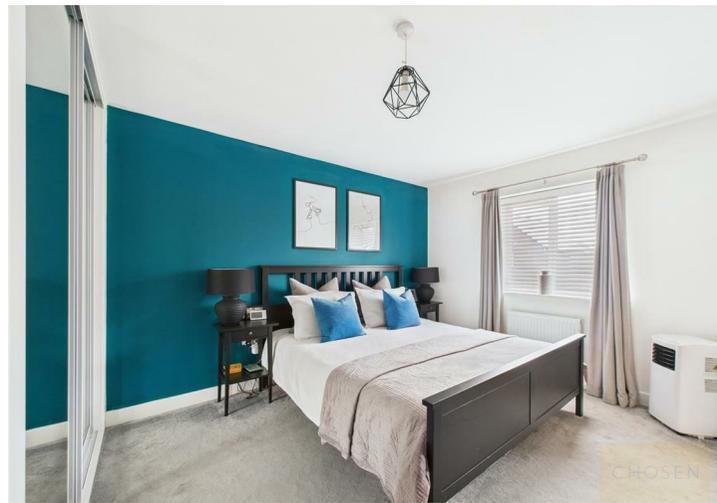
Flood Risk
Rivers & Seas: Very Low
Surface Water: Very Low

Broadband:

Standard 5 mbps
Superfast 35 mbps
Ultrafast 1800 mbps

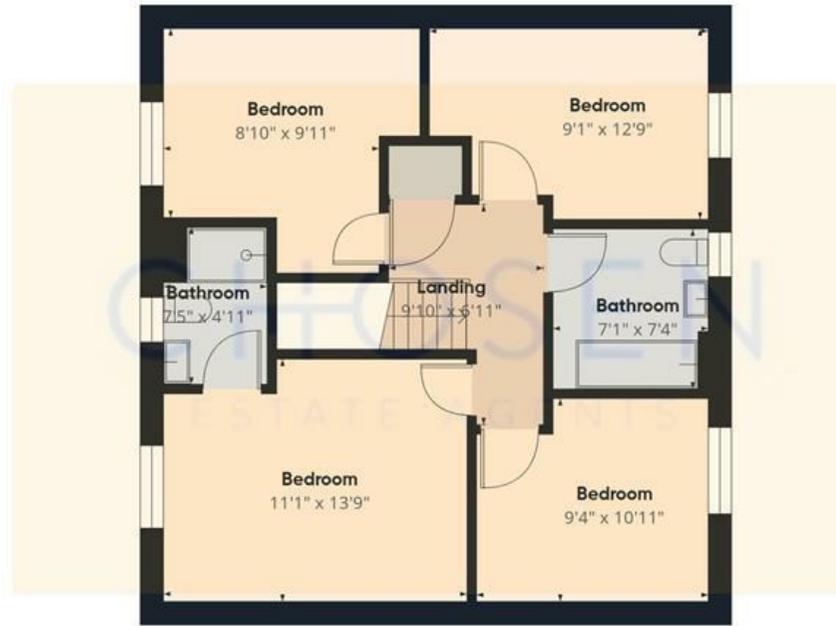
- Stunning Four Bedroom Detached Family Home
- Garage, Car Port And EV Charge Point
- Cul-De-Sac Location
- Home Office Ideal For Anyone Working From Home
- Council Tax Band: E
- Contemporary Open Plan Living
- Private, Enclosed Rear Garden
- Downstairs WC, Along With First Floor Family Bathroom And En-Suite
- EPC Rating: B84







Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

Approximate total area⁽¹⁾

1381 ft²

Reduced headroom

2 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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