

HUNTERS®

HERE TO GET *you* THERE



10 Nasse Court

Cam, GL11 5LX

Guide Price £310,000

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Council Tax: C



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***** NO ONWARD CHAIN ***** Located in the popular Nasse Court cul-de-sac, tucked away from the main High Street of Cam this deceptively spacious extended four bedroomed semi detached home would ideally suit a family having had an attic conversion providing a master bedroom with ensuite shower room. The property is extremely well presented with a well fitted kitchen/breakfast room, bathroom, gas fired central heating and UPVC framed double glazed windows. Outside the rear gardens have a sunny paved patio, lawns and fenced boundaries with a garage to the side providing further off road parking facilities.

Nasse Court is well positioned for access to the centre of Cam Village with its Tesco's Supermarket, independent retailers, doctors, dentists and primary schools and communications are excellent to the major centres of Bristol, Gloucester and Cheltenham via the A38 and M5 motorway network.

- **Arranged Over Three Floors**
 - **Four Bedrooms**
 - **Driveway**
 - **Kitchen/Diner**
 - **No Onward Chain**
- **Two Bathrooms**
 - **Garage**
 - **Private Garden**
 - **Lounge**
 - **Popular Location**

Entrance

Via front door to entrance hallway with stairs to first floor landing.

Kitchen/Diner

Fitted with a range of modern wall and base units with work-surfaces over, inset round sink and drainer unit, space for washing machine, space for tall fridge/freezer, built-in cooker with hob unit and extractor fan over, radiator, window and part glazed door leading to garden.

Living Room

Window to front, radiator, feature fireplace.

First Floor Landing

From the entrance hall stairs lead to first floor landing with window to side and doors to:

Bedroom One

Window to front, radiator.

Bedroom Two

Window to rear, radiator.

Bedroom Three

Window to front, radiator, storage cupboard.

Family Bathroom

Fitted with a white suite comprising panelled bath with shower over and glazed shower screen, wc, wash hand basin, part tiled walls, frosted window to rear.

Second Floor

From the first floor landing stairs lead to the second floor.

Principal Bedroom

Window to rear, radiator, inset ceiling spotlights.

Shower Room

Fitted with a white suite comprising corner shower cubicle, wc, vanity wash hand basin, frosted window to rear.

Outside

The rear garden is mainly laid to lawn with patio area, shrub borders, useful wooden store shed and is enclosed by fencing.

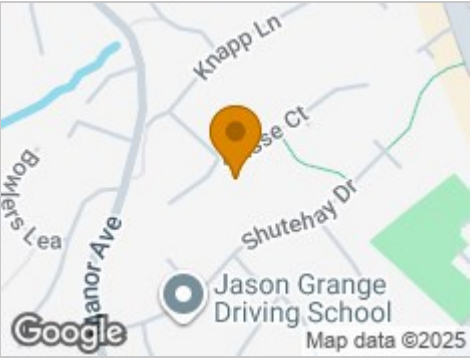
The front is laid to brick paved driveway leading to garage with shrub border and enclosed by brick walling.

Garage

Having double doors, power and light and rear courtesy door leading to garden.



Road Map



Hybrid Map



Terrain Map



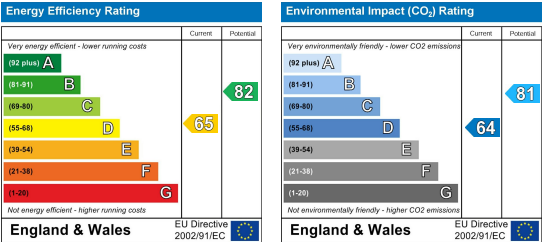
Floor Plan



Viewing

Please contact our Hunters Dursley Office on 01453 542 395 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.