



FREEHOLD

£199,950



**14 WOODSIDE AVENUE, CINDERFORD, GLOUCESTERSHIRE,
GL14 2DW**

- THREE BEDROOMS
- KITCHEN
- GARDENS
- VIEWS TO FRONT
- FAR REACHING VIEWS TO FRONT
- GOOD SIZED LOUNGE
- BATHROOM
- PARKING
- POPULAR LOCATION

www.kjtresidential.co.uk

14 WOODSIDE AVENUE, CINDERFORD, GLOUCESTERSHIRE, GL14 2DW

SITUATED IN THE POPULAR WOODSIDE AVENUE ROAD, A SOUGHT AFTER AREA OF CINDERFORD WITHIN LEVEL WALKING DISTANCE OF TOWN, IS THIS THREE BEDROOMED SEMI-DETACHED HOUSE IN NEED OF WORK AND COMPLETELY RENOVATING.

The market town of Cinderford offers a range of amenities to include shops, post office, supermarkets, banks, library, health centre, dentist, sports and leisure centre, primary and secondary education and a bus service to Gloucester which is approximately 14 miles away and surrounding areas.

A wider range of facilities also available throughout the Forest of Dean including an abundance of woodland and river walks. The Severn Crossings and M4 towards London, Bristol and Cardiff are easily reached from this area along with the cities of Gloucester and Cheltenham for access onto

UPVC door to -

Entrance Porch: Door to -

Hall: Window to side, radiator.

Lounge: 25' 9" x 11' 11" (7.84m x 3.63m), Window to front and rear aspect, radiator, fireplace with back boiler.



Kitchen: 13' 10" x 8' 1" (4.21m x 2.46m), Base units, sink, radiator, under-stairs store cupboard, windows to two aspects, door to side porch giving access to outside.

From hall, stairs to -

Landing: Loft access, window to side.

Bedroom One: 13' 11" x 11' 0" (4.24m x 3.35m), Window to front with stunning far reaching views.



Bedroom Two: 11' 11" x 11' 6" (3.63m x 3.50m),
Window to rear.

Bedroom Three: 7' 8" x 7' 6" (2.34m x 2.28m),
Radiator, window to front, again with views.

Bathroom: Three piece suite, radiator,
window.

Outside: Double gates to drive providing off
road parking. The gardens lie predominantly
to front with lawns, courtyard to rear with
terraced boundaries and shed.

Services: All main services connected to the
property. The heating system and services
where applicable have not been tested.



IMPORTANT INFORMATION: All measurements are approximate. We have not tested any fittings, appliances or services within this property and cannot verify them to be in working order or within the Vendor/s ownership. We have not verified the tenure of the property, the type of construction or the condition thereof. Intending Purchasers should make appropriate enquiries through their own solicitor and surveyor etc., prior to exchange of contracts.

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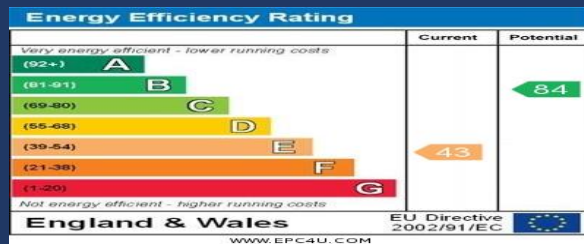
GROUND FLOOR
701 sq ft. (65.1 sq.m.) approx.



1ST FLOOR
441 sq ft. (41.0 sq.m.) approx.



TOTAL FLOOR AREA: 1142 sq ft. (106.1 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the footprint contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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PASSIONATE
ABOUT
Property
SINCE 1982