



LEASEHOLD

£105,000



104 HIGH STREET, CINDERFORD, GLOUCESTERSHIRE,
GL14 2SZ

- TWO BEDROOMS
- FLEXIBLE SPACE
- NO ONWARD CHAIN
- GROUND FLOOR
- GAS CENTRAL HEATING

www.kjtresidential.co.uk

104 HIGH STREET, CINDERFORD, GLOUCESTERSHIRE, GL14 2SZ

A SURPRISINGLY LARGE TWO BEDROOM GROUND FLOOR FLAT OFFERING A SUPERB OPPORTUNITY FOR A FIRST TIME BUYER, SOMEBODY LOOKING TO DOWNSIZE OR AN INVESTOR AS THERE IS A POTENTIAL ESTIMATED £7200PA RENTAL INCOME. THE FLAT COMPRISES A ENTRANCE PORCH, LOUNGE, GOOD SIZED KITCHEN/DINNER, TWO BEDROOMS AND A BATHROOM.

The market town 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 approximately 14 miles away and surrounding areas.

A wider range of facilities are 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 the M5 and the Midlands.

Lounge: 12' 2" x 12' 7" (3.71m x 3.83m),

Kitchen: 12' 3" x 13' 11" (3.73m x 4.24m),

Bathroom: 8' 5" x 5' 1" (2.56m x 1.55m),

Bedroom One: 13' 5" x 7' 7" (4.09m x 2.31m),



Bedroom Two: 8' 8" x 5' 1" (2.64m x 1.55m),

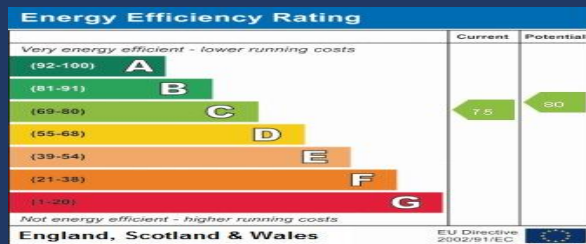
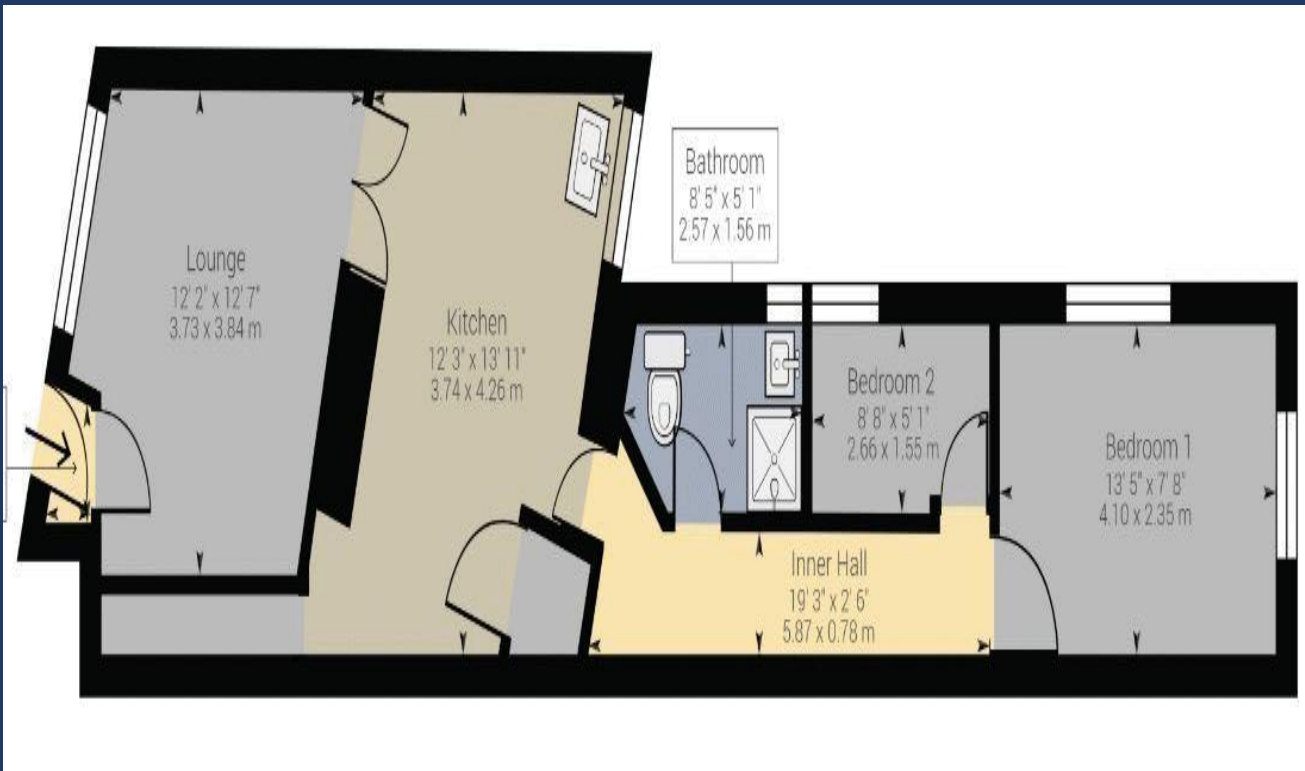
Services: All main services connected to the property. The heating system and services where applicable have not been tested.





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.

01594 823033



PASSIONATE
ABOUT
Property
SINCE 1982