



FREEHOLD

£179,950



21 CHURCH ROAD, CINDERFORD, GL14 2ED

- QUAIN TWO BEDROOMED PROPERTY
- THREE FLOORS
- COURTYARD
- LARGE LIVING ROOM
- VAULTED DINING ROOM
- OFF ROAD PARKING

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21 CHURCH ROAD, CINDERFORD, GL14 2ED

A QUAIN AND DECEPTIVELY SPACIOUS TWO BEDROOM COTTAGE, ARRANGED OVER THREE FLOORS AND BENEFITTING FROM OFF ROAD PARKING TO THE REAR. THE PROPERTY HAS A VAULTED DINING ROOM AND LARGE LIVING ROOM.

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 the M5 and the Midlands.

Entrance door to -

Living Room: 23' 0" x 12' 0" (7.01m x 3.65m),

Window to front, feature fireplace with coal effect fire and wooden surround, radiator, wood effect flooring, entrance door, open tread stairs to first floor, window through to lower stairway, wood effect flooring, doorway to lower staircase, doorway to -

Bathroom: Having white suite comprising panelled bath, low level W.C., pedestal wash hand basin, step-in shower cubicle with glass door, fully tiled walls decorative glass blocks to stairway, cupboard housing boiler, obscure window to rear, towel rail radiator, spotlights inset to ceiling, tiled flooring.

Lower Ground Floor:



Kitchen: 10' 9" x 8' 2" (3.27m x 2.49m),

Having a range of base and eye level units with cream coloured doors and wood effect worktops, stainless steel sink and drainer with mixer-tap, built-in electric 'Hotpoint' oven, four ring gas hob, integrated slimline dishwasher, tiled splash-backs, space for fridge/freezer, space under stairs for washing machine, window to rear overlooking the garden, half glazed door giving access to rear garden, spotlights inset to ceiling, electric wall heater, tiled flooring, opening to -

Dining Room: 12' 3" x 8' 1" (3.73m x 2.46m), Having vaulted brick ceiling and painted stone walls, radiator, tiled flooring.

Stairs from the Living Room give access to -

Bedroom One: 12' 0" x 12' 0" (3.65m x 3.65m),
Window to front, radiator, exposed wooden floor boards.

Bedroom Two: 9' 10" x 9' 0" (2.99m x 2.74m),
Window to rear, radiator, over-stairs storage space.

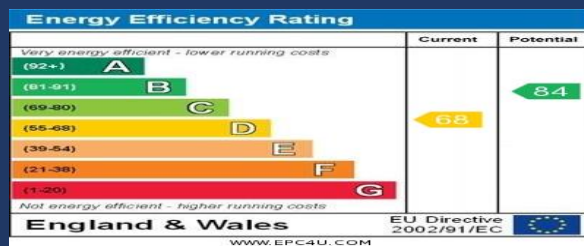
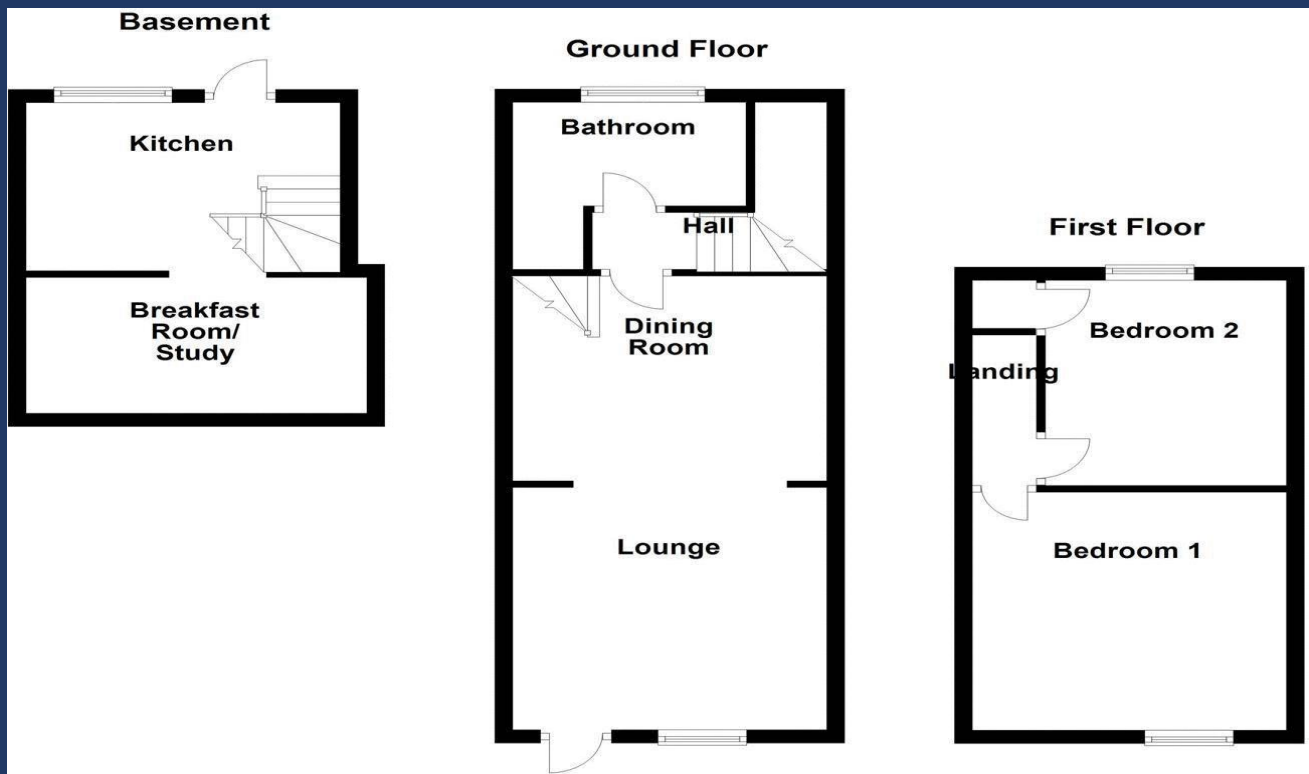
Outside: To the front of the property is a small courtyard with brick wall and gate to pathway. The enclosed rear garden has a patio seating area with steps down to a hard-standing with storage shed and grassed area to the right. A gate gives access to off road parking for two - possibly three vehicles within the curtilage.

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