



## Abbey Street

Cinderford, GL14 2NW

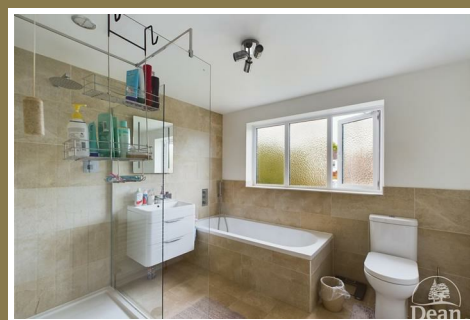
£280,000



\*\*\* VIRTUAL TOUR AVAILABLE \*\*\*

Dean Estate Agents are pleased to offer 'For Sale' this well presented end terrace property within easy walking distance of Cinderford town centre.

The property benefits from entrance porch, open plan lounge / diner, fitted kitchen with built in appliances, conservatory, master bedroom with en-suite shower room, two further bedrooms, family bathroom, good sized gardens to rear, gas central heating, double glazing, off road parking and integral garage.



#### Entrance Porch :

3'8" x 2'11" (1.12 x 0.90)

Entered via UPVC door and double glazed windows solid oak door to open plan lounge / diner.

#### Open Plan Lounge / Diner :

20'4" x 12'0" (6.21 x 3.66)

Stairs to first floor, laminate flooring, radiator, double glazed window to front aspect.

#### Kitchen :

10'8" x 9'9" (3.26 x 2.99)

Matching cream wall and base cabinets, white sink unit, ceramic hob, electric oven and grill, extractor hood, integrated dishwasher, fridge / freezer, tiled splash backs, vinyl flooring, radiator, double glazed window to rear aspect.

#### Conservatory :

7'2" x 10'11" (2.19 x 3.35)

Plumbing for washing machine, space for tumble dryer, laminate flooring, radiator, double glazed window and door to rear garden

#### First Floor Landing :

Access to loft space which is boarded (but no ladder), airing cupboard with hot water tank.

#### Master Bedroom :

11'4" x 9'7" (3.47 x 2.94)

Radiator, laminate floor, double glazed window to front aspect.

#### En-Suite Shower Room :

5'6" x 3'3" (1.69 x 1.0)

Shower cubicle, low level WC, wash hand basin, down lighting, towel radiator.

#### Bedroom 2 :

10'10" x 8'7" (3.31 x 2.64)

Built in over stair cupboard, laminate flooring, radiator, double glazed window to front aspect.

#### Bathroom :

8'3" x 9'4" (2.53 x 2.85)

White suite comprising of bath with shower attachment, twin shower cubicle, low level WC, vanity wash hand basin, towel radiator, part tiled walls, vinyl flooring, double glazed window to rear aspect

Tel: 01594 825574



**Bedroom 3 :**  
6'5" x 12'0" (1.97 x 3.67)

Built in wardrobe with sliding doors, laminate flooring, radiator, double glazed window to rear aspect.

**Outside :**

Front - Driveway to integral garage with electric roller door, power light and courtesy door to side. Two sets of pedestrian gates lead to the:

Rear - Patio adjacent to the property, good size

lawn, path and Costswold stone border to a further patio area, garden shed with power and lighting, outside water tap.



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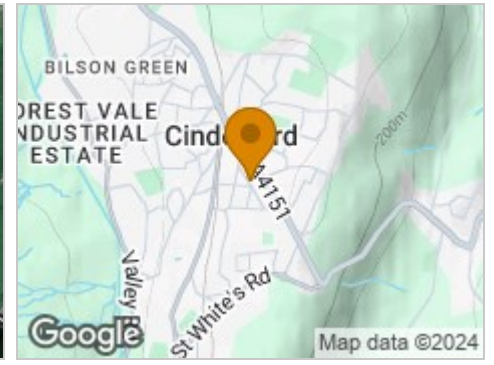
## Road Map



## Hybrid Map



## Terrain Map



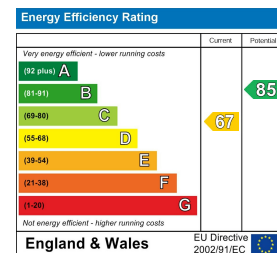
## Floor Plan



## Viewing

Please contact our Cinderford Office on 01594 825574 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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