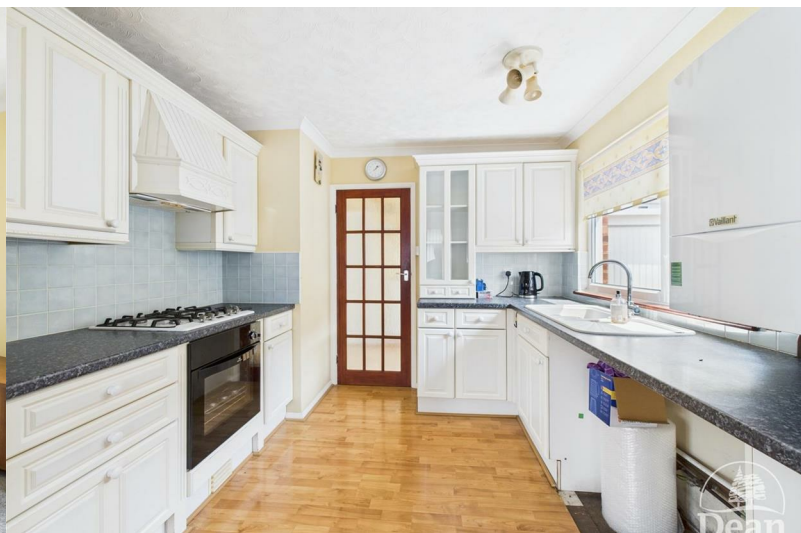




## Coombe Drive

Cinderford, GL14 3EF

£279,000





\*\*\* VIRTUAL TOUR AVAILABLE \*\*\* \*\*\* NO ONWARD CHAIN \*\*\*

Dean Estate Agents are delighted to advertise 'For Sale' this two bedroom detached bungalow, situated in a sought after location on the edge of Cinderford Town.

The property comprises of entrance lobby, hallway, kitchen, dining room, living room, two bedrooms, bathroom, gas central heating, double glazing, garage and off road parking, gardens to front and rear.



#### Entrance Lobby :

4'6" x 2'1" (1.39 x 0.66)

Entered via double glazed door and side screen, double glazed door to hallway.

#### Hallway :

4'9" x 10'11" (1.47 x 3.34)

Built in cupboard with radiator, laminate flooring, radiator.

#### Kitchen :

7'11" x 9'6" (2.43 x 2.90)

Matching wall and base cabinets, gas hob, electric oven, extractor hood over, laminate flooring, double glazed window to side aspect, opening to dining room.

#### Dining Room :

7'10" x 9'6" (2.40 x 2.90)

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

#### Living Room :

16'3" x 9'10" (4.97 x 3.01)

Wall mounted gas fire, radiator, double glazed patio doors to the front decking.

#### Bathroom :

7'0" x 6'5" (2.14 x 1.98)

#### Bedroom 1 :

9'5" x 7'6" (2.89 x 2.31)

Fitted wardrobes, radiator, double glazed window to rear aspect.

#### Bedroom 2 :

11'8" x 9'10" (3.58 x 3.00)

Fitted wardrobes, radiator, double glazed window to rear aspect.

#### Outside :

Front - Twin wooden gates give access to the block paved driveway, decorative stone front and decking. Attached garage with up and over door (5.55m x 2.63m).

Rear - Steps up to a tiered garden, two levels of lawn, small patio and shrub borders.



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 Tenanted Property – we are not always able to show the most recent condition of a property due to tenants' privacy and may choose to show the photographs of the property when it was last vacant to at least allow clients some idea of the internal condition at that time.

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As with leasehold property or new build development sites, you are likely to be responsible for a contribution to management charges and/or ground rent or a contribution to the development service charge. Please enquire at the time of viewing. You may also incur fees for items such as leasehold packs and, in addition, you will also need to check the remaining length of any lease before you complete a mortgage application form. You must therefore consult with your legal representatives on these matters at the earliest opportunity before making a decision to purchase or incurring costs.

Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment etc.

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Equipment: Dean Estate Agents have not tested the equipment or any central heating system mentioned in these particulars and the purchaser is advised to satisfy themselves as to the working order and condition of any related equipment.

Tenure: We are advised freehold.

Agents Note: Please contact Dean Estate Agents for an updated brochure if applicable.



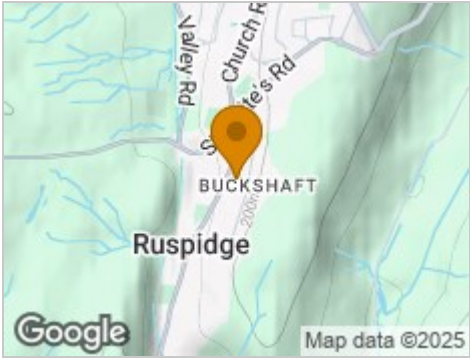
Road Map



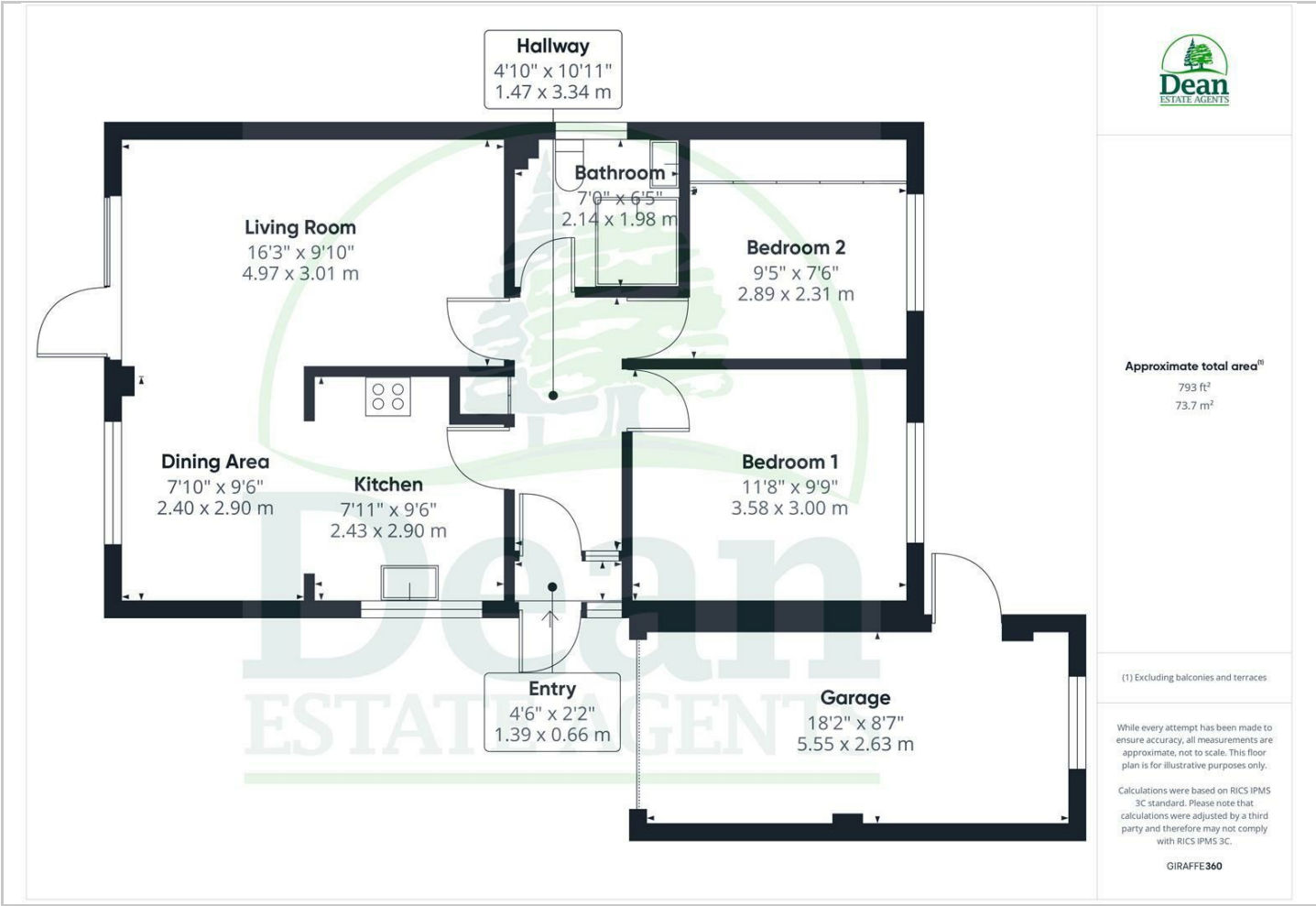
Hybrid Map



Terrain Map



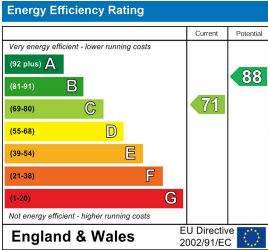
Floor Plan



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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