



High Street

Ruardean, GL17 9US

£235,000



*** VIRTUAL TOUR AVAILABLE ***

Dean Estate Agents are proud to advertise 'For Sale' this two bedroom mid terrace character cottage, which is smartly presented and tastefully decorated, situated opposite the church in the popular village of Ruardean.

The property comprises of sitting room / dining room, kitchen, four piece bathroom suite, large first floor landing suitable for office space, two bedrooms, cloakroom, double glazing and oil central heating.

Outside to the rear is a walled courtyard garden laid to patio and mature shrubs, with a pathway leading to an additional area of garden with a pond, seating area, shrubs and oil tank. (This area of garden is not adjacent to the property)



Dining Room :

11'2" x 13'10" (3.42 x 4.24)

Entered via UPVC door, chimney breast with shelving and cupboards to either side, radiator, double glazed window to front aspect.

Living Room :

9'10" x 10'8" (3.01 x 3.27)

Marble fireplace, door to staircase, radiator, double glazed window to front aspect.

Inner Lobby :

Accessed from the dining room, understairs storage cupboard and door to bathroom.

Kitchen :

12'2" x 8'6" (3.72 x 2.60)

Two tone wall and base storage cabinets, 1.5 bowl sink unit, electric hob and oven with extractor hood, wooden worktops, glass display cabinet, plumbing for washing machine, tiled floor, oil boiler, radiator, double glazed window and door to rear aspect.

Bathroom :

7'8" x 9'9" (2.35 x 2.99)

White suite comprising of bath, shower cubicle, low level WC, large vanity wash hand basin, tiled walls, towel radiator, extractor fan, double glazed window to rear aspect.

First Floor Landing :

7'0" x 8'4" (2.15 x 2.55)

Accessed via steep cottage stairs, radiator, double glazed window to rear, study / office area with radiator and double glazed window to side aspect.

Bedroom 1 :

11'4" x 14'0" (3.46 x 4.28)

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

Bedroom 2 :

10'1" x 10'11" (3.09 x 3.35)

Radiator, access to loft space, double glazed window to front aspect.

Cloakroom :

4'7" x 7'7" (1.41 x 2.32)

Combined toilet and wash hand basin, extractor fan, shaver point, glazed internal window, wood paneled walls.

Outside :

Rear - Private walled courtyard, patio and mature shrubs, pedestrian gate gives access to a shared pathway leading to an area of garden that belongs to the property. The pathway passes the neighbouring open

gardens. This area of garden has a pond, shrubs, seating area and oil tank.



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Road Map



Hybrid Map



Terrain Map



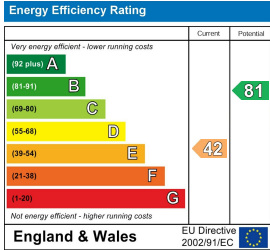
Floor Plan



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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