

HUNTERS[®]

HERE TO GET *you* THERE



18 Water Street

Dursley, Gloucestershire, GL11 4JG

Guide Price £210,000



Hunters are pleased to present this architect designed, two bedroom house. Located behind a fine Grade II listed residence and within walking distance of the town centre. This mid terrace mews house is set within a small development of four properties offering the remaining of the builders warranty. With accommodation comprising of open plan living on the ground floor with modern kitchen, downstairs bathroom and stairs leading to the first floor with two bedrooms. With front patio area and allocated parking space.

Water Street is conveniently situated for access to Dursley Town Centre with its full range of shopping, schooling and recreational facilities. Having a leisure centre swimming pool, cafes, restaurants, dentists, doctors and library.

The larger centres of Bristol, Gloucester and Cheltenham are easily accessed via the A38 and M5 motorway and there is a mainline train station at Box Road, Cam serving Bristol and London Paddington via Gloucester.

Entrance To Front

With front door leading to open plan living/dining/kitchen.

Living Room/Kitchen 17'11" x 11'11"

Having two double glazed windows to the front and opening through to kitchen area with fitted wall and base units with worktop surfaces, integrated oven with hob and extractor over. One and half bowl sink unit with mixer tap and drainer, inset spotlights, plumbing for automatic washing machine, space for under counter fridge/freezer, splash backs and velux roof light window. Electric wall heaters.

Inner Hallway

With stairs leading to the first floor.

Bathroom

Having low flush WC, vanity wash hand basin with fitted unit under, panelled bath with shower over. part tiled walls, inset spotlights and Velux roof light window.

First Floor Landing

From the inner hallway runs a staircase leading to the first floor landing with velux roof light window and airing cupboard.

Bedroom One 13'5" x 8'7"

Having double glazed window to the front, electric heater and under eaves storage area.

Bedroom Two 11'2" x 6'0"

Having double glazed window to the front, electric heater and under eaves storage area.

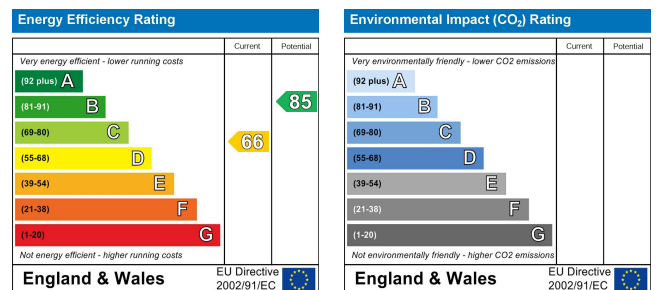
Outside

Approached to the front with allocated parking space, bin store area and patio area with outside light.

Area Map



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.