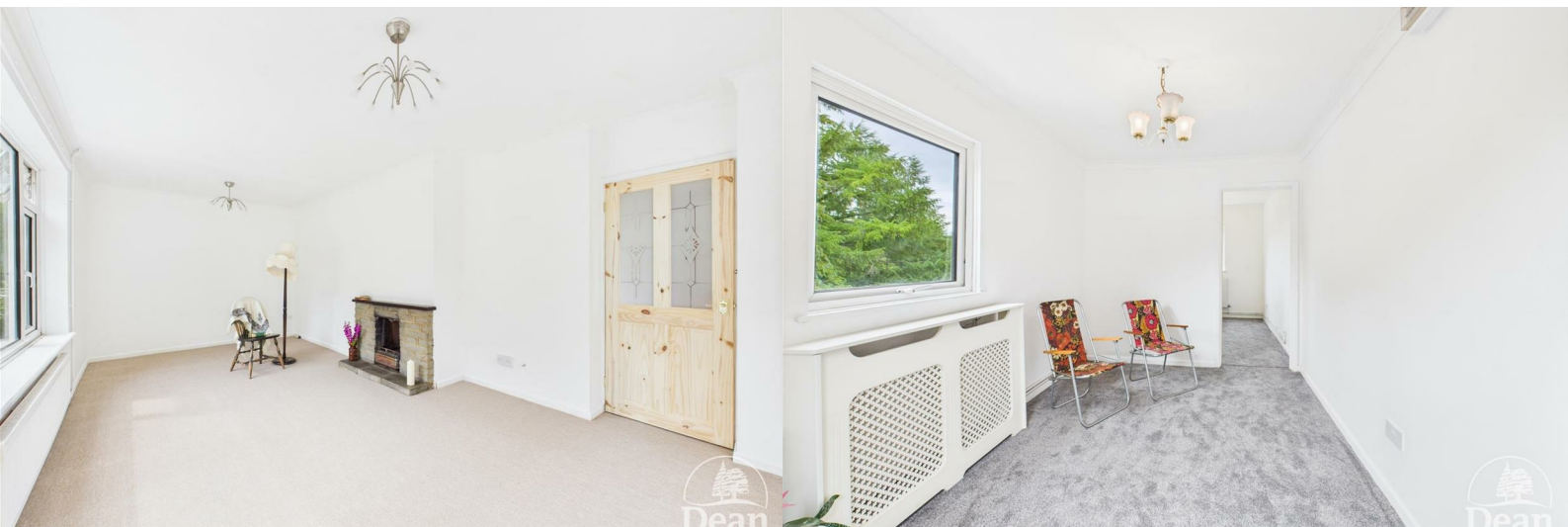




Haranova, Camomile Green

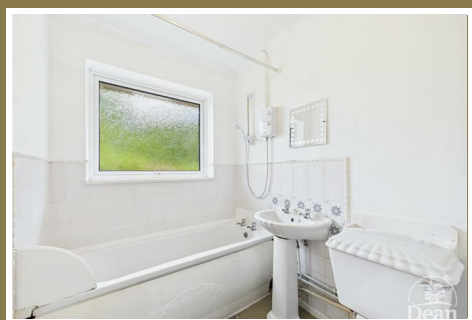
Lydbrook, Gloucestershire, GL17 9QA

Offers Over £325,000



*****WOODLAND VIEWS***NO ONWARD CHAIN***** Dean Estate Agents are delighted to offer to the market this well presented property in a semi rural location with gorgeous woodland views surrounding the property. The detached bungalow is situated in a quiet spot with a wraparound garden, the front garden is laid to lawn with a parking area to the side. There is a patio area leading to the front door and a large garden to the rear. The accommodation comprises of spacious, bright and airy lounge, kitchen, family bathroom, two bedrooms to the side and another room perfect for an extra bedroom or dining room.

Haranova is situated in Chamomile Green in Lydbrook where you have woodland walks on your doorstep. The village of Lydbrook has a variety of local amenities such as a convenience store, doctors surgery, free houses, takeaways and a small primary school.



Approached via UPVC double glazed front door into:

Entrance Hallway:

12'5" x 8'0" (3.79m x 2.46m)

Double panelled radiator, UPVC double glazed windows, power & lighting, door to kitchen & dining room.

Bedroom Three/Dining Room:

9'10" x 8'0" (3.01m x 2.45m)

UPVC double glazed windows, double panelled radiator, power & lighting.

Kitchen:

12'11" x 9'4" (3.96m x 2.86m)

A range of base, wall and drawer units, stainless steel one and a half bowl sink drainer unit, space for oven, extractor hood, double glazed window, power & lighting, doors to two bedrooms, lounge & bathroom, access to attic room.

Lounge:

20'10" x 9'6" (6.36m x 2.91m)

UPVC double glazed windows, double panelled radiator, open fire, power & lighting.

Bedroom One:

11'10" x 9'10" (3.61m x 3.02m)

UPVC double glazed window, double panelled radiator, power & lighting.

Bedroom Two:

10'5" x 8'7" (3.20m x 2.62m)

UPVC double glazed window, double panelled radiator, power & lighting.

Bathroom:

7'4" x 5'8" (2.26m x 1.75m)

UPVC double glazed window, white panelled bath, W.C., pedestal sink unit, double panelled radiator, lighting.

Attic Room:
13'2" x 9'5" (4.03m x 2.88m)

Outside:

To the front of the property is a large laid to lawn garden with parking on the side, there is a pathway leading to the patio area with access to the front door, the wraparound garden leads to a large rear garden with various trees and shrubs, there are gorgeous woodland views across the forest from the garden.

Agents Note:

Some of these images have been AI-generated for illustrative purposes and may not accurately represent real-life appearances or features. While it provides a visual concept, actual details may vary.



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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 we 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. Therefore, we would of course, urge you to view before making any decisions to purchase or rent the property and before any costs.

Energy Performance Certificates are supplied to us via a third party and we do not accept responsibility for the content within such reports.

PRC Certificates – Some ex-local authority properties have been repaired in recent years using the PRC Scheme wherein a certificate has been produced by a qualified property engineer. This certificate does not imply the suitability for a mortgage approval and you must satisfy yourself of the work carried out that may meet your lenders criteria.

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. Please ask a member of our team for any help required before committing to purchase a property and incurring expense.

Road Map



Hybrid Map



Terrain Map



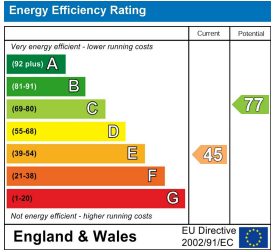
Floor Plan



Viewing

Please contact our Coleford Office on 01594 835751 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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