



Ridge Place

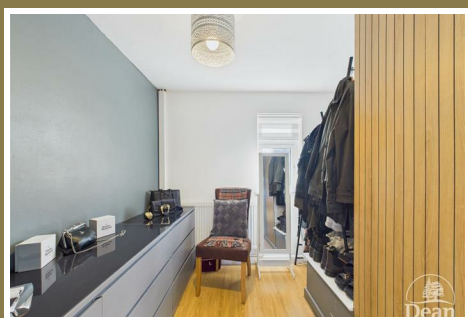
Worrall Hill, Lydbrook, Gloucestershire, GL17 9QQ

£260,000



VIRTUAL TOUR AVAILABLE Dean Estate Agents are thrilled to present to the market this immaculately presented extended family home boasting two reception rooms. The semi-detached house offers a modern kitchen leading to the beautifully presented dining room and a sizeable, bright & airy lounge with dual aspect windows. Upstairs there are three good sized bedrooms and a contemporary family bathroom. The front of the property benefits from ample off road parking and to the rear is a good sized garden mainly laid to lawn with a gravelled area & a decking area perfect for seating and a summer house.

Ridge Place is situated in Worrall Hill where you will find fantastic woodland walks on your doorstep and a community social club with a playground & recreation field. You are just a short drive away from the village of Lydbrook where you will find two free houses, a convenience store, great bus links, a school and much more.



Approached via UPVC double glazed door into:

Entrance Hallway:

7'8" x 3'5" (2.34m x 1.05m)

Stairs to first floor landing, door to kitchen & lounge, double panelled radiator, power & lighting, smoke alarm.

Lounge:

19'6" x 10'1" (5.96m x 3.09m)

Dual aspect double glazed UPVC windows, TV & BT points, power & lighting, double panelled radiators.

Kitchen:

11'4" x 8'10" (3.46m x 2.70m)

A range of eye level & base units, worktops, double glazed UPVC window to rear aspect, power & lighting, integrated appliances such as a fridge/freezer & washing machine, electric five ring hob with extractor hood & electric oven, sink with mixer tap & integrated drainer unit, step down to dining room.

Dining Room:

10'5" x 9'0" (3.20m x 2.75m)

Two UPVC double glazed French doors to front and rear gardens, double panelled radiator, power & lighting, kitchen island with integrated wine fridge, drawers, space for bar stools.

First Floor Landing:

11'8" x 3'10" (3.57m x 1.19m)

Loft access, double panelled radiator, doors to bedrooms & bathroom, airing cupboard, double glazed UPVC window to side aspect.

Bedroom One:

11'10" x 10'7" (3.63m x 3.24m)

UPVC double glazed window to rear aspect, double panelled radiator, power & lighting.

Bedroom Two:

10'3" x 8'9" (3.14m x 2.68m)

UPVC double glazed window to front aspect, power & lighting, double panelled radiator.

Bedroom Three:

8'10" x 8'10" (2.71m x 2.71m)

UPVC double glazed window to front aspect, power & lighting, double panelled radiator.

Bathroom:

7'1" x 5'6" (2.17m x 1.68m)

Panelled bath with rainfall shower head above & a glass shower screen, wall tiling, heated towel rail, hand wash basin with storage beneath, W.C., lighting, extractor fan, frosted UPVC double glazed window.

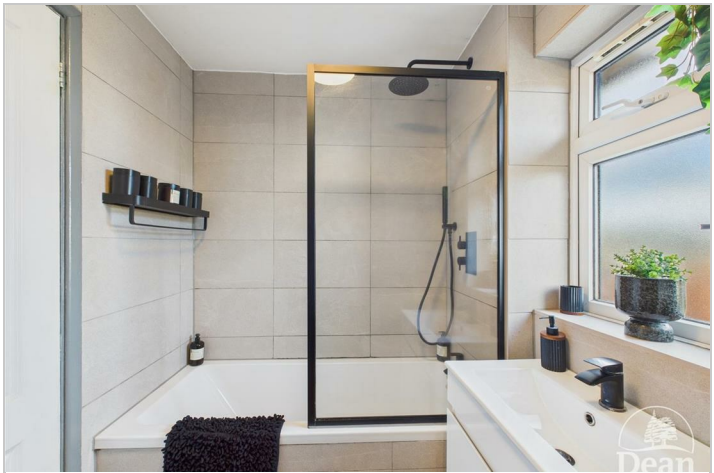
Outside:

To the front of the property there is a gravelled area for ample off road parking.

To the rear of the property benefits from a enclosed rear garden with fencing, there is a large patio pathway leading to a gravelled area & decking area perfect for seating, leading down to a laid to lawn area and a summer house.

Summer House:

10'9" x 10'3" (3.29m x 3.14m)

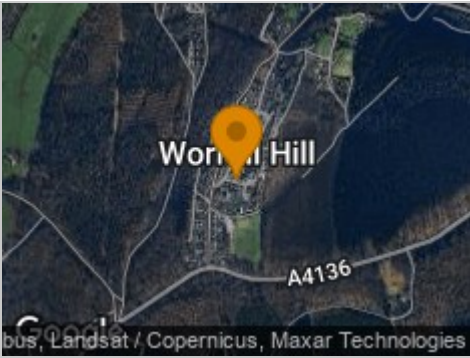


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Road Map



Hybrid Map



Terrain Map



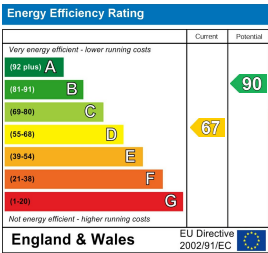
Floor Plan



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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