

## Crantock Wesley Road

Whitecroft, Lydney, GL15 4RE

£450,000





Located on a large plot is this detached bungalow with adaptable accommodation throughout. The front aspect offers private parking for numerous vehicles with the rear gardens being mostly lawned, private and offering outbuildings and a workshop.

The internal accommodation is universal in its use, one can have 3 bedrooms or less using rooms as reception areas or a study etc. The kitchen/dining room is to the front alongside the utility room, there is a spacious dual aspect lounge and a further sitting room with an open fire but could be utilised as a bedroom.

We suggest a viewing after you have looked through the virtual tour as the property offers so many choices of living that an internal viewing will appreciate. Take a look at the drone pictures to appreciate the overall size of plot.

A very deceptive property!!!



#### Approached via;

UPVC door with double glazed obscured window. The entrance area has an easy access for wheelchair users, grab hand rail and a ramp from the parking area to the entrance door.

#### Entrance Hall;

With wood flooring, access to loft space.

#### Utility Room;

Plumbing for a washing machine, UPVC double glazed window to the front aspect and tiled flooring.

#### Kitchen/Breakfast/Dining Room;

Front aspect, base units with drawers, wall cupboards, exposed ceiling beams, sink unit, twin UPVC double glazed windows to the front and further side aspect UPVC double glazed window, plumbing for dishwasher, oil fired Aga and tiled flooring.

#### L shaped Inner Hallway;

UPVC double glazed door to outside, doors to reception rooms, bedrooms, bathroom and kitchen, radiator, electric wall heater, access to loft space and fitted cupboard with shelving.

#### Bathroom;

A family sized bathroom comprising of a WC, wash hand basin, Victorian style bath with mixer tap shower, UPVC double glazed window, tiled walls, separate shower cubicle with Triton electric shower, sliding door and tiled walls, mirrored medicine cabinet and shaver point.

#### Study;

UPVC double glazed window to the front aspect, radiator and book shelving. Fitted floor to ceiling cupboards for office storage.

#### Lounge;

With dual aspect having UPVC double glazed windows to both front and rear, electric fire and wooden surround, door to rear gardens and access to loft space.

#### Bedroom;

Rear aspect with UPVC double glazed window, exposed ceiling beams.

#### Sitting Room/Bedroom;

With walk in double glazed square bay window, stone fireplace, exposed ceiling beams, radiator and wall lights.

#### Bedroom;

Rear aspect with large UPVC double glazed window, wood flooring, radiator and double doors to the sitting room.

#### Outside;

To the front one will find off road, private parking for several vehicles, outside light, paths to either side of the property to the rear gardens, shed and hedged boundaries.

The rear gardens are vast and comprise of an elevated patio area, decking, outside light, lawns, an abundance of shrubs, lawns path to the lower

garden separated by laurel hedging, covered area leading to the lower store room situated beneath the lounge.

Cellar/Workshop - With double wooden opening doors and external double power point, power and lighting.

The lower gardens are again very private with hedged boundaries, lawns, seasonal flowering

borders, shrubs, gravelled garden area.

Detached Garage/Workshop with double opening doors.



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## Road Map



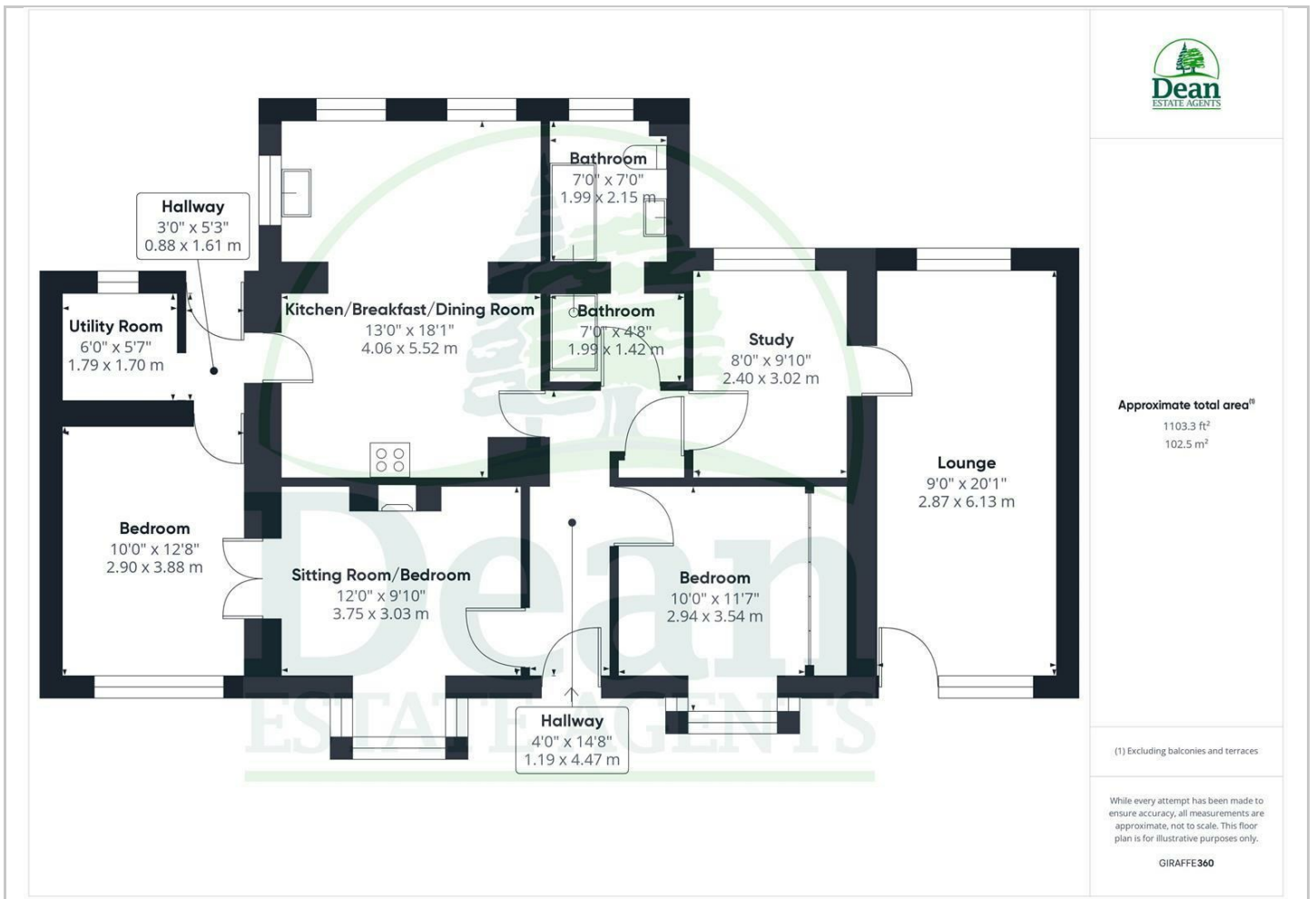
## Hybrid Map



## Terrain Map



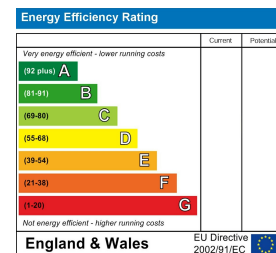
## Floor Plan



## Viewing

Please contact our Lydney Office on 01594 368202 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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