



FREEHOLD

**Offers in the Region Of
£210,000**



**ROSEA, STATION STREET, CINDERFORD, GLOUCESTERSHIRE,
GL14 2JW**

- TWO/THREE BEDROOMS
- LIVING ROOM
- BATHROOM
- DOUBLE GLAZING
- AMPLE OFF ROAD PARKING
- KITCHEN/BREAKFAST ROOM
- DOWNSTAIRS W.C.
- GAS FIRED CENTRAL HEATING
- GARDENS
- SITUATED IN CONVENIENT LOCATION

www.kjtresidential.co.uk

A MODERN TWO (FORMERLY THREE) BEDROOM SEMI-DETACHED HOUSE SITUATED WITHIN EASY WALKING DISTANCE OF THE TOWN, REQUIRING SOME UPDATING BUT AN EXCELLENT INVESTMENT OR FIRST TIME BUY.

The market town of Cinderford offers a range of amenities to include shops, post office, supermarkets, library, health centre, community hospital, dentist, sports and leisure centre, primary and secondary education and a bus service to Gloucester which is approximately 14 miles away and surrounding areas.

A wider range of facilities also available throughout the Forest of Dean including an abundance of woodland and river walks. The Severn Crossings and M4 towards London, Bristol and Cardiff are easily reached from this area along with the cities of Gloucester and Cheltenham for access onto the M5 and the Midlands.

KJT Residential are pleased to offer for sale, a three bedroomed semi-detached house, benefitting from gas central heating, double glazing, gardens and ample off road parking.

Entrance door to -

Hall: Tiled floor, under-stairs storage cupboard, radiator. Door through to -

Downstairs W.C.: Vanity wash hand basin, low level W.C., tiled floor, radiator, extractor.



Kitchen/Breakfast Room: 14' 5" x 8' 8" (4.39m x 2.64m), Range of wall and base units providing worktop and storage space, fitted oven with gas hob over, tiled floor, window to front and side, radiator, wall mounted gas boiler, sink unit. French doors to -

Living Room: 15' 8" x 10' 3" (4.77m x 3.12m), French doors to rear, window to rear, radiator.

First floor stairs to -

Landing:

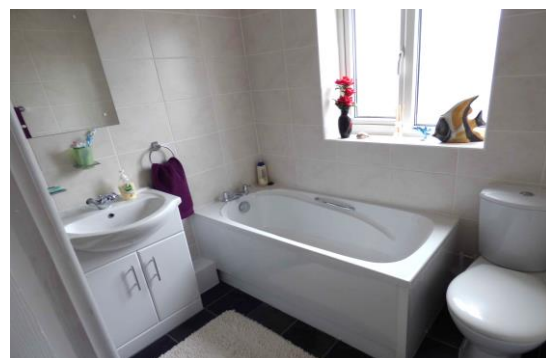


Bedroom One: 12' 3" x 10' 4" (3.73m x 3.15m),
Two windows to front, radiator, built-in cupboard

Bedroom Two: 16' 0" x 8' 0" (4.87m x 1.52m),
Window to rear with views, radiator.

Outside: To front of the property is a large parking area for at least four vehicles of brick paved construction. Side access to private rear garden, which has patio area, artificial lawned area.

Services: All main services connected to the property. The heating system and services where applicable have not been tested.



IMPORTANT INFORMATION: All measurements are approximate. We have not tested any fittings, appliances or services within this property and cannot verify them to be in working order or within the Vendor/s ownership. We have not verified the tenure of the property, the type of construction or the condition thereof. Intending Purchasers should make appropriate enquiries through their own solicitor and surveyor etc., prior to exchange of contracts.

01594 823033



PASSIONATE
ABOUT
Property
SINCE 1982

