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18 Everside Close, Cam,
GL11 5JH

Price Guide
£214,950



EXTENDED TWO BEDROOM END-TERRACED HOME, END OF CUL-DE-SAC POSITION, SINGLE STOREY EXTENSION WITH EN-SUITE TO REAR, LIVING/DINING ROOM, KITCHEN, FIRST FLOOR BEDROOM, BATHROOM, REAR COURTYARD GARDEN WITH PATIO SEATING AREA PLUS SHED, DRIVEWAY PARKING WITH FURTHER PARKING AVAILABLE CLOSE BY, NO ONWARD CHAIN. ENERGY RATING: C.

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18 Everside Close, Cam, GL11 5JH

SITUATION

The property is situated at the end of the cul-de-sac with a larger than average plot. This home is situated within a few minutes walk of open fields yet close to Cam village centre. In the centre of Cam there is a range of shops including Tesco supermarket, chemist, newsagent, public house, church, doctors and dentist surgeries. Dursley town centre also has a range of shopping facilities including Sainsburys Superstore, together with swimming pool and library. It is well placed for travel throughout the south west including the larger centres of Gloucester, Bristol and Cheltenham via the A38 and M5/M4 motorway network. The Cam and Dursley railway station is located in Box Road and provides connections to the national rail network.

DIRECTIONS

From Dursley town centre proceed north west out of town on the A4135 (Kingshill Road) continuing straight across at the first and second mini roundabouts. At the third mini roundabout take the second exit and continue down the incline taking the first turning on the left into Manor Avenue. Proceed across the speed humps in Manor Avenue towards the bottom of the hill. Turn left into Jubilee Avenue and then first right into Everside Close, No. 18 can be found at the end of the cul-de-sac on the right hand side.

DESCRIPTION

This property has been in the same ownership for three and a half years and has been improved by the current owners who have added a single storey extension to rear, creating an extra downstairs bedroom and en-suite shower room. Further benefits include an updated kitchen, bathroom, flooring and further window plus side door from living room. The property briefly comprises; entrance hallway, kitchen, living/dining room, downstairs bedroom with en-suite shower. On the first floor there is a further bedroom and bathroom. Externally to rear there is a flagstone patio with wooden shed. Side access leads to the driveway to front with further parking available close-by.

THE ACCOMMODATION

(Please note that our room sizes are quoted in metres to the nearest one hundredth of a metre on a wall to wall basis. The imperial equivalent (included in brackets) is only intended as an approximate guide).

CANOPY PORCH

ENTRANCE HALLWAY

Double glazed front door, radiator, door to:

KITCHEN 2.35m x 2.21m (7'8" x 7'3")

Fitted kitchen with base and wall units, tiled worksurface over, stainless steel sink and drainer, double glazed window to front, space and plumbing for washing machine, gas cooker point, space for tall standing fridge freezer.

LIVING/DINING ROOM 4.35m x 3.33m (14'3" x 10'11")

Stairs to first floor, double glazed window and door to side, radiator, door to:

BEDROOM ONE 2.79m x 1.97m (9'1" x 6'5")

Double glazed window to rear, radiator, opening into:

EN-SUITE SHOWER ROOM

Shower cubicle with electric shower, vanity wash hand basin, low level wc, double glazed window to side, heated towel rail.

ON THE FIRST FLOOR

LANDING

With storage cupboard.

BEDROOM TWO 3.35m (max) x 3.33m (max) (10'11" (max) x 10'11" (max))

Double glazed window to rear, radiator, access to loft space, storage area with gas boiler.

BATHROOM

Bath with mixer shower, low level wc, wash hand basin with pedestal, double glazed Velux window, heated towel rail.

EXTERNALLY

To the rear of the property there is a flagstone patio with small shed/bar and further larger wooden storage shed. Side access leads to tarmac driveway which has parking for two/three vehicles with further parking being available close by.

AGENTS NOTE

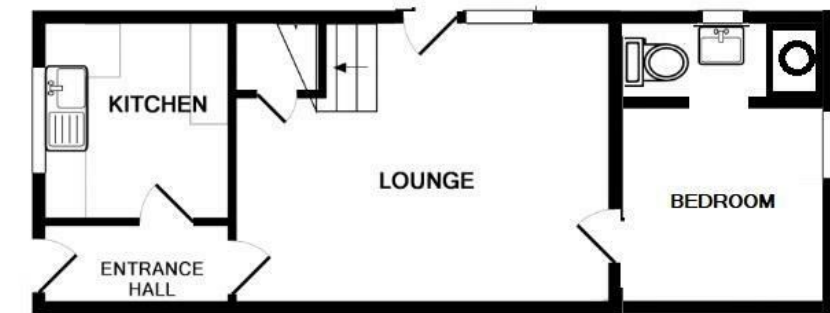
Tenure: Freehold.
All mains services are believed to be connected.
Council Tax Band: A (£1,426.93 payable).
Gas central heating.

FINANCIAL SERVICES

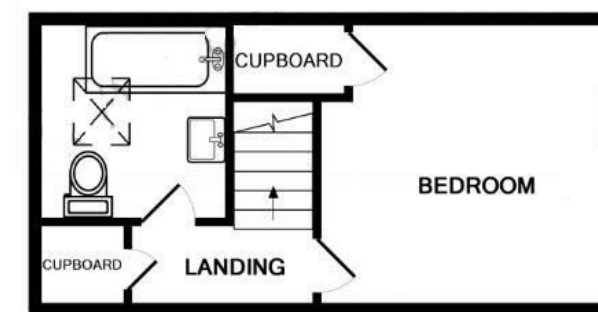
We may offer prospective purchasers' financial advice in order to assist the progress of the sale. Bennett Jones Partnership introduces only to Kingsbridge Independent Mortgage Advice and if so, may be paid an introductory commission which averages £128.00.

VIEWING

By appointment with the owner's sole agents as over.



GROUND FLOOR



FIRST FLOOR

