



19 Compton Close, Staunton GL19 3RP
£359,950



19 Compton Close, Staunton GL19 3RP

• Extended and refurbished bungalow • Large double garage with power • Ample off road parking • Three bedrooms and shower room • Landscaped gardens • Popular village location • EPC D59 • Council tax band C (£1994.86 2025/26)

£359,950



1 High Street, Newent, GL18 1AN

01531 828970

newent@naylorpowell.com

www.naylorpowell.com

Entrance hall

Accessed via the front door there is a handy storage cupboard and doors leading off to the accommodation

Shower room

Modern suite with double shower enclosure with direct feed shower, WC and vanity wash basin. Tiled flooring and frosted window to the side aspect.

Bedroom one

A generous room with large window to the front aspect.

Bedroom two

Window to the front and recess for wardrobe.

Living room

A welcoming space with feature fire surround, inset ceiling spotlights and archway opening into the kitchen.

Kitchen diner

A well appointed and stylish kitchen with a range of base and wall mounted units with worktops and breakfast bar. Built in appliances to include electric oven and hob, fridge/freezer, dishwasher and washing machine. There is a stainless steel sink unit and the recently installed central heating boiler is located in the kitchen. Windows to the side and rear aspect, roof light and double doors to the garden allow in an abundance of natural light.

Bedroom three

Accessed via the dining area is a further bedroom with window to side aspect.

Outside

To the front of the property is a gravelled driveway and parking area with space for 2/3 vehicles. Gates to the side leads to further parking if required and through to the rear garden which has been landscaped and improved to create a pleasant patio and seating area with pergola and raised flower beds ideal for alfresco dining and entertaining. In addition to further parking on gravelled area there is a patch of lawn and large double garage/workshop offering vast scope for a number of pursuits. The garage has a roller shutter door plus pedestrian door and has power and lighting with ample storage in roof space.

Location

The rural villages of Staunton and Corse are situated on the Gloucestershire border providing good travel links to both Gloucester, Newent, Tewkesbury and the M50. Benefiting from a public house, bakery, surgery, good bus service, and Church of England Primary School.

Material information

Tenure: Freehold

Council tax band: C

Local authority and rates: Forest of Dean £1,986.19 (2023/24)

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

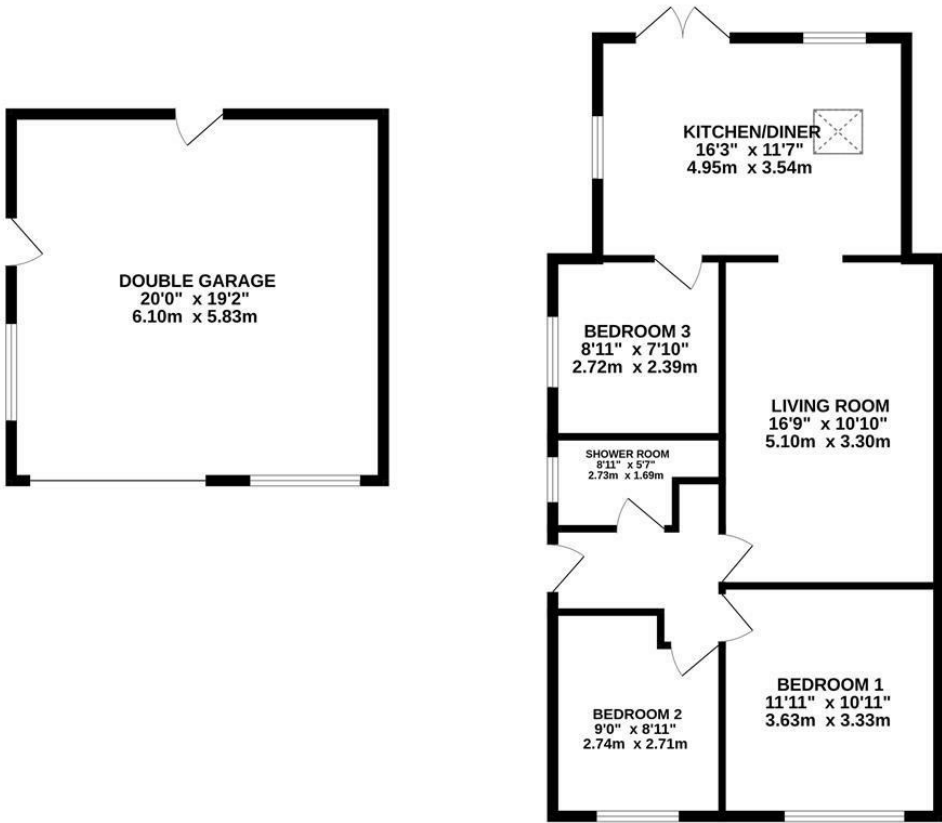
Heating: LPG bottles. New system fitted 2025

Broadband speed: Basic 17 Mbps, Superfast 66 Mbps, Ultrafast 1800

Vodafone, EE, O2



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix G3025

Disclaimer: These particulars do not form part of any contract and no responsibility is accepted for any errors or omissions in any statement made, whether verbally or written for or on behalf of Naylor Powell.

Floorplans have been prepared for identification purposes only, they are not to scale and no guarantee can be given as to their accuracy.

Prospective purchasers please be aware none of the appliances, boiler, heaters etc. which may have been mentioned in these particulars have been tested and no guarantee can be given that they are in working order. Prospective purchasers should arrange for such items to be tested at their own expense.

