



**Jubilee Road, Lydney GL15 5AR | £225,000**

**3 Bedroom Semi-Detached House**



## Features:

- No Onward Chain
- Double Glazing
- Large Garden
- Gas Central Heating
- Boiler and C/H Installed February 2020
- Convenient Location for Town

**\*\*NO ONWARD CHAIN\*\*** Central Heating System including Radiators Installed February 2020. Large Garden, Spacious Kitchen/Dining Room, Downstairs WC, Lounge with Patio Doors leading to Rear Garden, Rear Porch/Utility having plumbing for automatic washing machine. Bedrooms One & Two are Double Rooms with Built-in Wardrobes, Bedroom Three a good size single, Spacious Shower Room, Viewing Advised.

**ENTRANCE HALL** Wood effect flooring, radiator, ceiling light, telephone point, power points, window to front, doors to WC, lounge, kitchen/diner, stairs to first floor.

**WC** Having a window to front, chrome ladder radiator, wall mounted wash-hand basin, WC, wood effect flooring, shelf, ceiling light.

**KITCHEN/DINER** 13 max' 0" x 12' 10" (3.96m x 3.91m) A range of wall, base and drawer units, built-in electric oven, four ring ceramic hob, extractor hood over. Space and plumbing for dishwasher, space for dinks fridge, space for larder fridge/freezer (these three items can be included in the sale if required). window to rear, one and half bowl sink and draining board, under-staris cupboard, power points, recessed ceiling spot lights, wood effect flooring, radiator, door to rear porch/utility.

**REAR PORCH/UTILITY** 9' 3" x 4' 0" (2.82m x 1.22m) Work surface, plumbing for automatic washing machine, ceiling light, power points, door to rear garden.

**LOUNGE** 16' 3" x 10' 4" (4.95m x 3.15m) Window to front, patio door leading to rear garden and patio, wood effect flooring, power points, ceiling light, radiator.





## FIRST FLOOR

**BEDROOM ONE** 9' 10" x 9' 7" (3m x 2.92m) Double room having a walk-in wardrobe, window to front, power points, ceiling light, radiator.

**BEDROOM TWO** 10' 6" x 8' 8" (3.2m x 2.64m) Double room, window to front, fitted carpet, built-in wardrobe, ceiling light, power points, radiator.

**BEDROOM THREE** 7' 3" x 7' 2" (2.21m x 2.18m) Fitted carpet, window to rear, power points, radiator, ceiling light.

**BATHROOM** Double shower enclosure with rain shower and separate hand-held shower attachment, window to rear, cushion flooring, two chrome ladder radiators, WC, vanity unit with wash-hand basin and storage under, ceiling lighting.

**OUTSIDE** Large enclosed rear garden with two patio areas, side gate access. To the front is a small garden and space for off road parking.

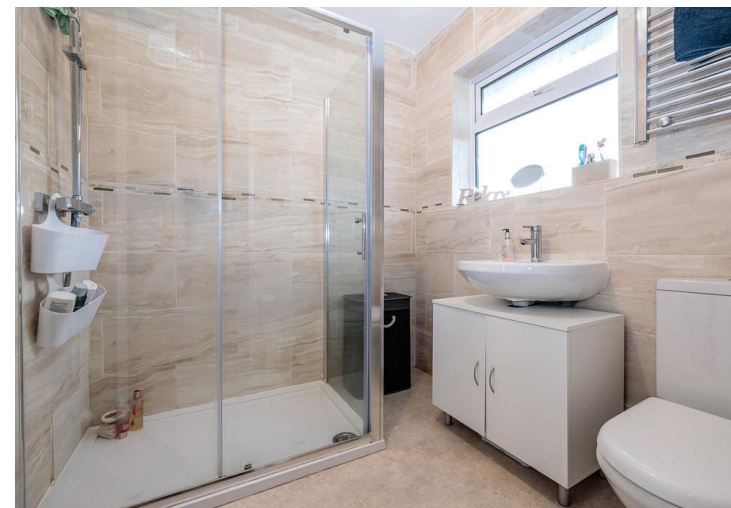
The property is conveniently located close to Lydney town with easy commuting via M4, M5 and M40, Lydney also has its own Train Station & all main facilities which include Primary and Secondary Schools, Local Shops and Supermarkets, Banks, Restaurants and Public Houses, Sports Centre, Doctors Surgeries and Hospital, Golf Course and many countryside walks. This property is located just a short walk to a main bus route.

**EPC:** TBC

**Council Tax Band:** B

**Tenure:** Freehold

For more information on Jubilee Road or to arrange a viewing, please call the Lydney Office on 01594 368202



## Ground and 1st Floor



For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor plans made using RoomSketcher.

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**Please read the following:** These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute a contract or part of a contract in any way. We are not surveyors or conveyancing experts therefore we cannot and do not comment on the condition, issues relating to title or other legal issues that may affect this property. Interested parties should employ their own professionals to make enquiries before carrying out any transactional decisions. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The mention of any fixtures, fittings and/or appliances does not imply that they are in full efficient working order and they have not been tested. All dimensions are approximate. We are not liable for any loss arising from the use of these details.