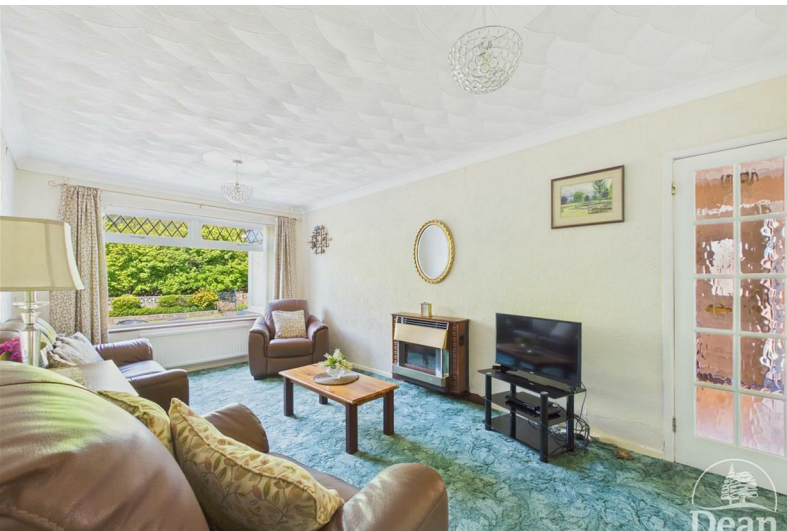




Primrose Hill

Lydney, GL15 5SP

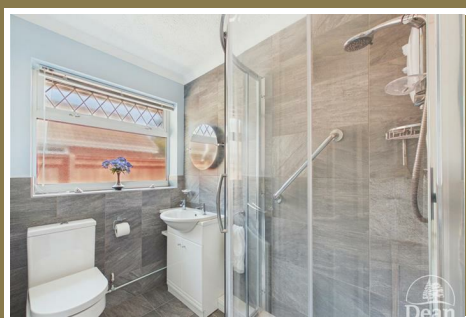
£350,000



A stunning two bedroom detached bungalow benefitting from a beautiful rear outlook over open woodland. The property benefits from a well-maintained front and rear garden, a large driveway offering parking for several vehicles, and a garage.

Inside the property benefits from a good sized lounge with rear aspect views, a separate dining room, kitchen with rear porch/conservatory, a modern fitted shower room, and two good sized bedrooms.

The property is also being sold with no onward chain.



The property is accessed via a partially glazed UPVC door into:

Entrance Hallway:

6'3 x 3'11 (1.91m x 1.19m)

L-shaped entrance hallway with cupboard housing the Ideal boiler, radiator, power points and doors leading to all rooms.

Dining Room:

8'2 x 6'9 (2.49m x 2.06m)

Side aspect UPVC double glazed window, radiator and power points. Opening through to:

Kitchen:

10'6 x 7'2 (3.20m x 2.18m)

Rear aspect UPVC double glazed window. Fitted with a range of wall, base and drawer units, stainless steel one and a half bowl sink and drainer unit with mixer tap over, built-in oven, hob with extractor fan over, space for appliances, radiator and power points. Door leading to:

Rear Porch:

10 x 5'1 (3.05m x 1.55m)

Side and rear aspect UPVC double glazed

windows, side aspect UPVC double glazed door giving access out to the garden. Power points and lighting.

Lounge:

10'1 x 18'5 (3.07m x 5.61m)

Rear aspect UPVC double glazed window with pleasant outlook over woodland, radiator, power points and electric fireplace.

Shower Room:

7 x 4'8 (2.13m x 1.42m)

Side aspect UPVC double glazed frosted window. Recently fitted modern suite comprising of a walk-in shower with electric shower over, vanity wash hand basin with mixer tap over, close-coupled WC, fully tiled walls and extractor fan.

Bedroom One:

10'1 x 13'4 (3.07m x 4.06m)

Front aspect UPVC double glazed window, radiator and power points.

Bedroom Two:

10'6 x 7'9 (3.20m x 2.36m)

Front aspect UPVC double glazed window,

radiator and power points.

Outside:

To the front of the property there is a large driveway providing ample off-road parking for several vehicles. The front garden is beautifully arranged over three sections including lawned areas and a patio seating area, complemented by attractive floral borders. Pathway leading to the front door.

A stunning rear garden enjoying a beautiful

outlook over open woodland. Comprising of a patio/seating area leading onto a laid to lawn section with established borders, all enclosed by walling and hedging. Side access to both sides.

Garage:

17'2 x 8'6 (5.23m x 2.59m)

Accessed via a manual up and over door, with power and lighting, and a side aspect UPVC double glazed frosted door.



Consumer Notes: Dean Estate Agents Ltd have prepared the information within this website/brochure with care and co-operation from the seller. It is intended to be indicative rather than definitive, without a guarantee of accuracy. Before you act upon any information provided, we request that you satisfy yourself about the completeness, accuracy, reliability, suitability or availability with respect to the website or the information, products, services, or related graphics contained on the website for any purpose.

These details do not constitute any part of any Offer, Contract or Tenancy Agreement.

Photographs used for advertising purposes may not necessarily be the most recent photographs, although every effort is made to update photographs at the earliest opportunity. Any reliance you place on such information is therefore strictly at your own risk. All photographic images are under the ownership of Dean Estate Agents Ltd and therefore Dean Estate Agents retain the copyright. You must obtain permission from the owner of the images to reproduce them.

Tenanted Property – we are not always able to show the most recent condition of a property due to tenants' privacy and we may choose to show the photographs of the property when it was last vacant to at least allow clients some idea of the internal condition. Therefore, we would of course, urge you to view before making any decisions to purchase or rent the property and before any costs.

Energy Performance Certificates are supplied to us via a third party and we do not accept responsibility for the content within such reports.

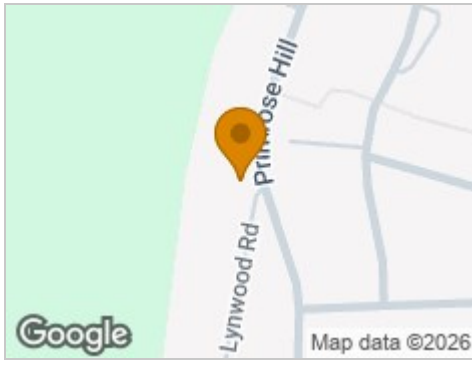
PRC Certificates – Some ex-local authority properties have been repaired in recent years using the PRC Scheme wherein a certificate has been produced by a qualified property engineer. This certificate does not imply the suitability for a mortgage approval and you must satisfy yourself of the work carried out that may meet your lenders criteria.

As with leasehold property or new build development sites, you are likely to be responsible for a contribution to management charges and/or ground rent or a contribution to the development service charge. Please enquire at the time of viewing.

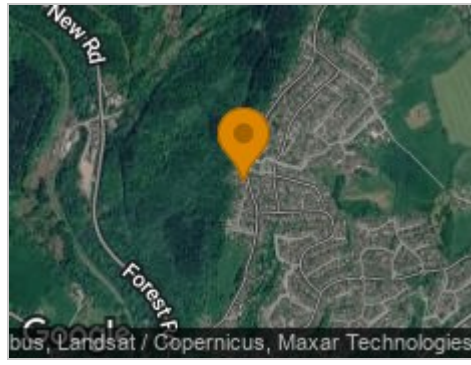
You may also incur fees for items such as leasehold packs and, in addition, you will also need to check the remaining length of any lease before you complete a mortgage application form.

Please ask a member of our team for any help required before committing to purchase a property and incurring expense.

Road Map



Hybrid Map



Terrain Map



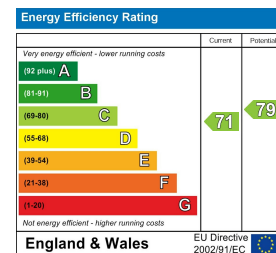
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.