



Beauchamp Meadow

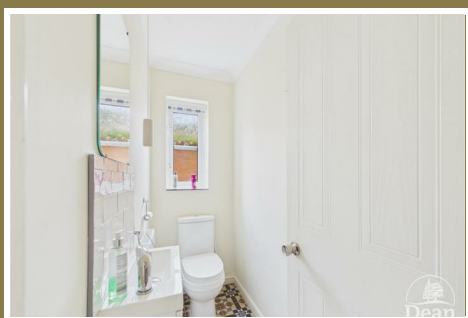
Lydney, GL15 5NS

£350,000



SSTC BEFORE COMING TO MARKET A well-presented four bedroom detached family home, ideally positioned within easy reach of Lydney Town Centre. Offering spacious and versatile accommodation throughout, this property is perfectly suited to growing families.

The home benefits from a generous lounge leading into a bright conservatory, a separate dining room, and a well-proportioned kitchen. Upstairs offers four good sized bedrooms, with the master enjoying its own en-suite. Externally, the property boasts a private, low-maintenance rear garden, driveway parking for several vehicles, and an integral garage with additional utility space.



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

Entrance Hallway:

15'8 x 3'3 (4.78m x 0.99m)

A welcoming entrance hall with decorative tiled flooring, radiator, power points and stairs leading to the first floor. Doors provide access to all ground floor rooms and the integral garage.

W.C.

Side aspect UPVC double glazed frosted window, WC, wash hand basin with mixer tap, radiator and tiled flooring.

Dining Room:

11'1 x 9'1 (3.38m x 2.77m)

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

Kitchen:

11'7 x 8'8 (3.53m x 2.64m)

Rear aspect UPVC double glazed window and side aspect UPVC double glazed door providing access outside. Fitted with a range of base and wall units, one and a half bowl sink with mixer tap, space for oven, fridge/freezer, washing machine and dishwasher, power points.

Lounge:

13 x 11'6 (3.96m x 3.51m)

Rear aspect sliding doors leading into the conservatory. Feature fireplace with electric fire, radiator, power points and TV point.

Conservatory:

9'8 x 11'7 (2.95m x 3.53m)

A bright and airy space with rear and side aspect UPVC double glazed windows and glass roof. Electric radiator, power points and double doors leading out to the garden.

First Floor Landing:

7'6 x 7'1 (2.29m x 2.16m)

Access to loft (partially boarded with ladder), airing cupboard with radiator, power points and doors to all upstairs rooms.

Bedroom One:

9'5 x 11'8 (2.87m x 3.56m)

Front aspect UPVC double glazed window, radiator, power points and built-in wardrobe. Door to:

En-Suite:

4'6 x 6'6 (1.37m x 1.98m)

Side aspect UPVC double glazed frosted window, walk-in shower with mains and rainfall shower, wash hand basin with mixer tap, low level WC, heated towel rail and extractor fan.

Bedroom Two:

9'6 x 8'9 (2.90m x 2.67m)

Front aspect UPVC double glazed window, radiator, power points and built-in wardrobe.

Bedroom Three:

9'3 x 8'9 (2.82m x 2.67m)

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

Bedroom Four:

10'6 x 6'7 (3.20m x 2.01m)

Rear aspect UPVC double glazed window, radiator, power points and built-in wardrobe.

Bathroom:

7'5 x 5 (2.26m x 1.52m)

Rear aspect UPVC double glazed frosted window, paneled bath with shower attachment, wash hand basin with mixer tap, low level WC, heated towel rail and extractor fan.

Outside:

To the front, a large driveway provides off-road parking for several vehicles and access to the integral

garage.

The rear garden is low maintenance and private, featuring a central pathway, decorative borders, and an artificial lawn area. To the rear is a summer house, with side access to the property.

Garage / Utility:

Integral garage accessed via an up and over door, with power and lighting. The rear section has been adapted to provide a useful utility area with additional storage, work surfaces and space for appliances, along with the boiler.



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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.

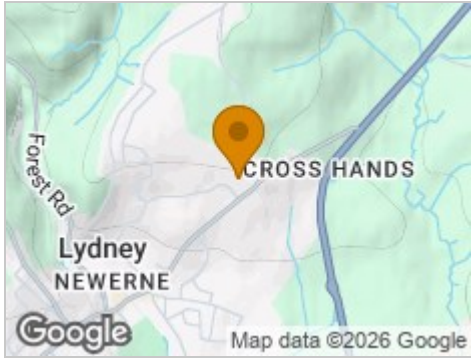
Road Map



Hybrid Map



Terrain Map



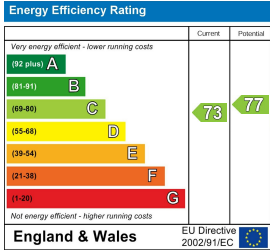
Floor Plan



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



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