

## Mutlers Row, Plump Hill, Mitcheldean, Gloucestershire, GL17

Auction Guide Price +++ £250,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 22ND APRIL 2026
- VIRTUAL TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- LEGAL PACK COMPLETE
- APRIL LIVE ONLINE AUCTION
- FREEHOLD DETACHED HOUSE
- WOODLAND LOCATION | 0.54 ACRE PLOT
- UPDATING | HUGE POTENTIAL
- EXTENDED 6 WEEK COMPLETION

Hollis Morgan –APRIL LIVE ONLINE AUCTION – A Freehold DETACHED 3 BED HOUSE ( 1371 Sq Ft ) in need of UPDATING with 0.54 acre PLOT and RURAL VIEWS.

# Mutlers Row, Plump Hill, Mitcheldean, Gloucestershire, GL17 0EY

## Accommodation

### FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | Mutlers Row, Plump Hill, Mitcheldean, Gloucestershire GL17 0EY

Lot Number 25

The Live Online Auction is on Wednesday 22nd April 2026 @ 12:00 Noon  
Registration Deadline is on Friday 17th April 2026 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can choose to bid by telephone, proxy or via your computer. Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

### GUIDE PRICE RANGE

The vendors have issued a guide price range of £250,000 - £300,000 for this lot.

### THE PROPERTY

A Freehold detached property set in a stunning rural position just off a quiet Forestry Commission track just above the popular Forest of Dean village of Mitcheldean. Mutlers Row is positioned at the upper end of a gently sloping 0.54 acre plot laid mainly to meadow with a decking and patio area surrounded with mature forest and views towards the Cotswolds with a detached single garage and off street parking. The accommodation (1371 Sq Ft) is arranged over 2 floors with kitchen, lounge, bathroom, utility, large conservatory and bedroom on the ground floor plus 2 bedrooms on the first floor. Solar panels - refer to legal pack

Tenure - Freehold

Council Tax - C

EPC - D

Services - Mains water, Electricity, Septic Tank Drainage, Oil Fired Heating. What3Words/// domestic.photos.proudest

### THE OPPORTUNITY

DETACHED | UPDATING

This detached property now requires updating but has scope for a charming 2 / 3 bedroom home with stunning 0.54 acre gardens and rural views.

DEVELOPMENT OPPORTUNITY | EXTEND | NEW BUILD

The quality of the plot and views would justify development of a larger more impressive dwelling on the site either by extending and improving the existing structure or demolition and new build of a grand designs style family home.

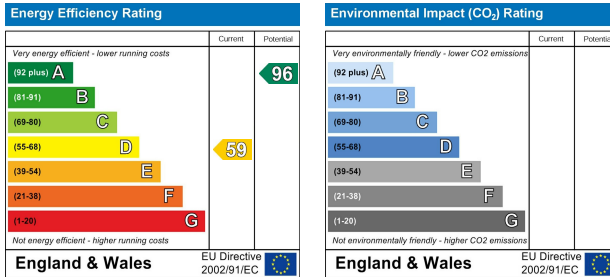
We understand the property was originally 3 miners cottages and interested parties may look to investigate returning the site to multiple dwellings.

\*All of the above is subject to gaining the necessary consents

## Floor plan



## EPC Chart



9 Waterloo Street

Clifton

Bristol

BS8 4BT

Tel: 0117 973 6565

Email: post@hollismorgan.co.uk

www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716.

Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

## Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.