



Grove Road Lydney, GL15 5JE

£485,000



A stunning four double bedroom detached family home, beautifully presented throughout and offering spacious and versatile accommodation across three floors. Situated in a sought-after location, the property enjoys stunning views towards the River Severn and benefits from a beautifully landscaped rear garden.

The property boasts a superb open plan kitchen/lounge/dining space with underfloor heating throughout the ground floor, a separate utility room, and a versatile study/bedroom five. Upstairs, the impressive master suite benefits from a dressing area and modern en-suite and two further double bedrooms whilst the second floor offers an exceptional bedroom suite ideal for teenagers or multi-generational living.

Further benefits include ample off-road parking and solar panels.



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

Entrance Hallway:

14'8 x 3'5 (4.47m x 1.04m)

Oak engineered flooring with underfloor heating throughout, stairs to first floor landing, large understairs storage cupboard, power points and doors leading to:

Downstairs WC:

3'10 x 6'9 (1.17m x 2.06m)

Front aspect UPVC double glazed frosted window, close coupled WC, wash hand basin with mixer tap, inset ceiling spotlights and extractor fan.

Utility Room:

5'9 x 10'7 (1.75m x 3.23m)

Side aspect UPVC double glazed frosted window, fitted with a range of wall and base mounted units, stainless steel sink with mixer tap over, integrated fridge/freezer, space and plumbing for washing machine and dryer, ample cupboard space, control panel for the house alarm system, inset ceiling spotlights, fuse board and extractor fan.

Study / Bedroom Five:

10'9 x 8'8 (3.28m x 2.64m)

Front aspect UPVC double glazed bay fronted window, oak flooring with underfloor heating, inset ceiling spotlights and power points.

Kitchen / Lounge / Dining Room:

12'2 x 23'10 (3.71m x 7.26m)

A stunning open plan living space comprising rear aspect UPVC double glazed window with fitted shutters and rear aspect UPVC double glazed bi-folding doors providing access to the decking area.

The kitchen is fitted with a range of wall, drawer and base mounted units, one and a half bowl sink with mixer tap over, integrated dishwasher, integrated fridge/freezer, Rangemaster cooker with two oven spaces with five ring gas hob and extractor fan over, inset ceiling spotlights, Oak flooring with underfloor heating continues throughout.

The dining area offers further storage and ample space for entertaining, whilst the lounge area benefits from television points and power points.

First Floor Landing:

6'2 x 5'5 (1.88m x 1.65m)

Bright and airy landing with radiator, heating control panels and doors leading to:

Bedroom One:

12'3 x 16'2 (3.73m x 4.93m)

Rear aspect UPVC double glazed windows, radiator and power points. Opening leading to:

Dressing Area:

Front aspect UPVC double glazed window, built-in wardrobes, radiator, inset ceiling spotlights and power points.

En-Suite:

6'9 x 7'2 (2.06m x 2.18m)

Rear aspect UPVC double glazed frosted window, large walk-in double shower with rainfall shower overhead, close coupled WC, wash hand basin with mixer tap, inset ceiling spotlights and extractor fan.

Bedroom Three:

11'6 x 11'4 (3.51m x 3.45m)

Two front aspect UPVC double glazed windows, radiator, power points and built-in wardrobe space.

Bedroom Four:

10'9 x 9'8 (3.28m x 2.95m)

Front aspect UPVC double glazed bay fronted window, built-in wardrobes, radiator and power points.

Main Bathroom:

8'4 x 7'2 (2.54m x 2.18m)

Side aspect UPVC double glazed frosted window, freestanding style bath with freestanding tap, separate walk-in shower with rainfall shower overhead, close coupled WC, wash hand basin with mixer tap, heated towel rail, airing cupboard, inset ceiling spotlights and extractor fan.

Second Floor Landing:

6'2 x 3'6 (1.88m x 1.07m)

Side aspect UPVC double glazed frosted window, radiator and large storage cupboard.

Bedroom Two:

7'6 x 14'3 (2.29m x 4.34m)

A superb and versatile room ideal as a bedroom suite or additional living space. Rear aspect UPVC double glazed window and two Velux windows, radiator, power points, inset ceiling spotlights.

Living Space:

11 x 13'4 (3.35m x 4.06m)

Side aspect UPVC double glazed frosted window, heating control panel, loft access and extensive wardrobe storage.

En-Suite:

6'7 x 9 (2.01m x 2.74m)

Two rear aspect Velux windows, walk-in shower with rainfall shower overhead, close coupled WC, wash hand basin with mixer tap, heated towel rail and inset ceiling spotlights.

Outside:

To the front of the property is a large driveway providing off-road parking for several vehicles with pathway leading to the entrance door, EV charging

point.

To the rear is a beautifully landscaped terraced garden enjoying stunning views towards the River Severn. The upper tier comprises of a spacious decking/seating area, with an electric sun canopy, with steps leading down to further patio pathways and entertaining spaces. There is an AstroTurf section with water feature, established floral borders and planting areas, together with side access on both sides of the house and a substantial outbuilding/storage area positioned at the bottom of the garden.

Agents Note:

The property also benefits from solar panels with a 1kw output.



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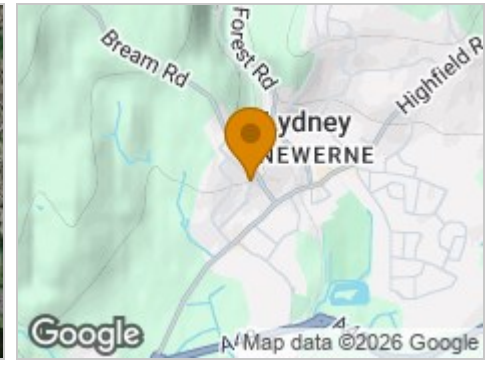
Road Map



Hybrid Map



Terrain Map



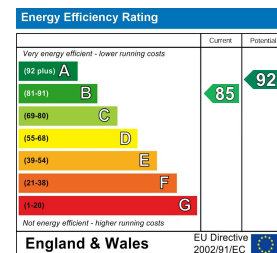
Floor Plan



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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