Dean
ESTATE AGENTS

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Upper Lydbrook

Lydbrook, Gloucestershire, GL17 9PZ

£400,000

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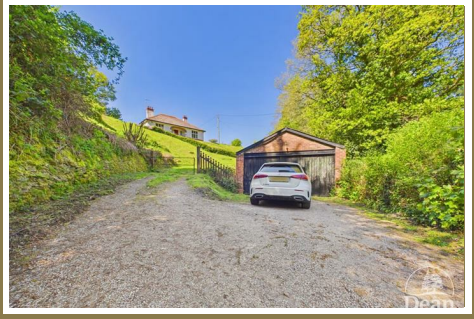
A rare opportunity to acquire a charming bungalow set within generous grounds, enjoying an elevated position with far-reaching views across surrounding countryside and woodland. This delightful home offers a wonderful sense of privacy and tranquillity, approached via a sweeping driveway and nestled within beautifully established gardens.

The property is set on a plot of approximately 1.1 acres & is surrounded by mature trees, lawned gardens & well-stocked borders, creating a picturesque setting. The gardens gently slope away, offering multiple seating areas and a truly peaceful environment, ideal for those seeking a semi-rural lifestyle whilst remaining within reach of local amenities. Internally, the accommodation is well-proportioned and full of character. A welcoming entrance hallway with a pantry & a cloakroom leads through to a bright and comfortable lounge, enhanced by large windows that frame attractive views over the gardens. A separate dining room provides an ideal space for entertaining, while the kitchen offers a range of fitted units with access to the rear. The bungalow offers two well-sized bedrooms, both enjoying pleasant outlooks, along with a bathroom. While the property has been well maintained, it would benefit from some modernisation, presenting an excellent opportunity for buyers to put their own stamp on the home. Externally, the property continues to impress with extensive grounds including woodlands to the front, a useful outbuilding/garage, ample parking & direct access to surrounding woodland walks.

Lydbrook is a picturesque village in the heart of the Forest of Dean, known for its stunning woodland surroundings and elevated views over the Wye Valley. The village offers a strong sense of community, amenities including a shop, primary school and traditional pubs, while being ideally positioned for scenic walks, cycling and outdoor pursuits. Lydbrook provides a perfect balance of rural living with easy access to nearby towns.



Approached via a wooden front door into:

Entrance Hallway:
14'0" x 7'4" (4.29m x 2.24m)
Doors to lounge, dining room, bedrooms & bathroom, power & lighting, smoke alarm, access to a cloakroom for storage & a pantry with shelving.

Pantry:
6'2" x 2'11" (1.88m x 0.89m)
Window to front aspect, shelving, lighting.

Cloakroom:
6'1" x 2'11" (1.87m x 0.90m)
Consumer unit, lighting.

Lounge:
12'10" x 11'11" (3.92m x 3.65m)
Window to front aspect, feature electric fireplace, power & lighting.

Dining Room:
12'11" x 11'11" (3.94m x 3.64m)
Window to front aspect, feature fireplace, power & lighting, radiator.

Kitchen:
8'7" x 5'8" (2.62m x 1.75m)
A range of wall units & base units, radiator, one & half bowl sink with mixer tap, space & plumbing for washing machine, space for cooker, power & lighting, radiator.

Bedroom One:
12'11" x 11'11" (3.96m x 3.65m)
Radiator, power & lighting, feature fireplace, window to side aspect.

Bedroom Two:
12'6" x 10'9" (3.83m x 3.29m)
Two windows, radiator, power & lighting.

Bathroom:
7'6" x 5'6" (2.30m x 1.69m)
W.C., hand wash basin, panelled bath with shower above, wall mounted mirror with light above shaver point, frosted window, lighting.

Outside:
The property is set within generous, beautifully established grounds, enjoying an elevated position with far-reaching

views across surrounding woodland and countryside. Approached via a private driveway leading to a detached garage and ample parking for at least four vehicles, the setting immediately offers a sense of seclusion and tranquillity with woodlands to the front of the property.

The gardens wrap around the home and are predominantly laid to lawn, gently sloping and interspersed with a variety of mature trees, shrubs and well-stocked borders. There are several areas to enjoy throughout the plot, including a spacious patio seating area ideal for outdoor dining and entertaining, positioned to take full advantage of the peaceful surroundings.

A useful outbuilding provides additional storage or potential for workshop use, while pathways and steps lead through different tiers of the garden, creating interest and multiple vantage points across the grounds. The boundaries are well-defined by hedging and fencing, enhancing both privacy and the natural feel of the setting.

Overall, the outside space is a standout feature—offering space, privacy and a truly picturesque environment rarely found.

Outbuilding:
22'8" x 8'1" (6.93m x 2.48m)
Power & lighting, windows.

Garage:
30'6" x 20'3" (9.32m x 6.18m)
Folding door on runners, power & lighting.

What3Words:
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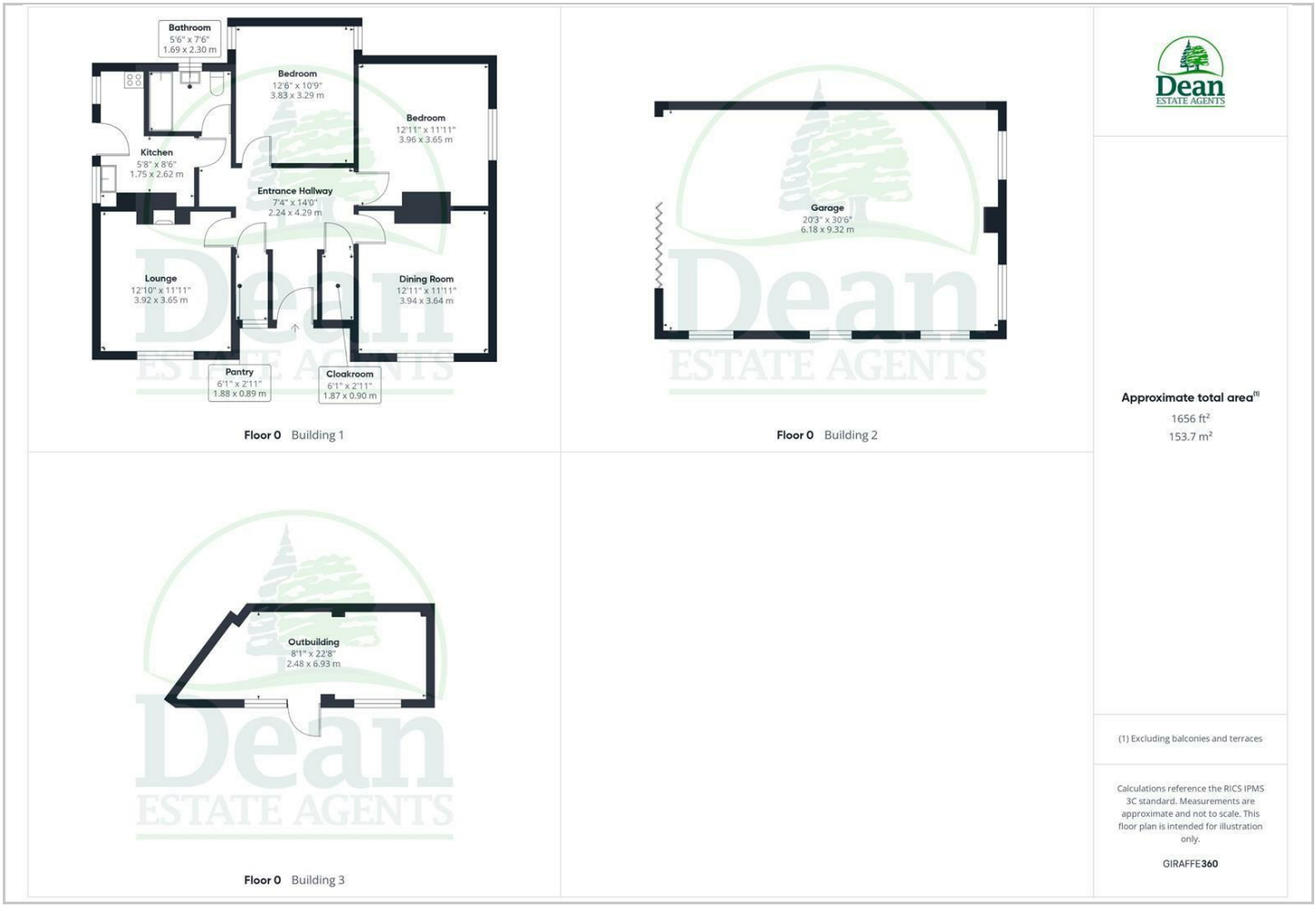
Please ask a member of our team for any help required before committing to purchase a property and incurring expense.

Road Map

Hybrid Map

Terrain Map

Floor Plan



Viewing

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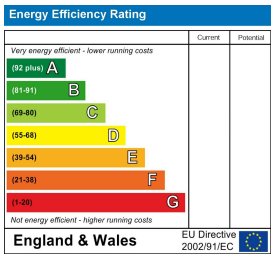
Energy Efficiency Graph



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