



Old Dairy Way
Netherend, Lydney, GL15 6NN
Coming Soon

The Breamore is a spacious 4 double bedroom family home, downstairs the property offers a large kitchen/dining room and living room with patio doors leading to the rear garden, whilst upstairs the property boasts the master bedroom being ensuite. There are 3 further double bedrooms ideal for the growing family and a bathroom that has a bath and a separate shower cubicle. The property boasts a double garage and off road parking.

A development of thirty-six 2, 3 and 4 bedroom homes in the village of Woolaston in the Forest of Dean. Woolaston lies approximately 5 miles from Chepstow, making it a great place to commute to the likes of Bristol, and is surrounded by woodland and agricultural land.

THE BREAMORE

FLOOR PLAN

ROOM	IMPERIAL /'	METRIC / mm
Living Room	12' 0" x 14' 0"	3658 x 4268mm
Kitchen / Dining	11' 8" x 14' 0"	3512 x 4268mm
Hallway	8' 2" x 14' 0"	2493 x 4268mm

ROOM	IMPERIAL /'	METRIC / mm
Bedroom 1	11' 8" x 11' 8"	3583 x 3583mm
Bedroom 2	12' 2" x 11' 7"	3712 x 3508mm
Bedroom 3	8' 8" x 10' 0"	2667 x 3048mm
Bedroom 4	8' 8" x 12' 2"	2667 x 3698mm
Bedroom 5	8' 4" x 10' 0"	2540 x 3048mm
En-Suite	6' 7" x 7' 11"	1983 x 2421mm

GROUND FLOOR

FIRST FLOOR

TOTAL FLOOR AREA
144597 / 138,107

Logos at the bottom include:

- A small logo with the text "We build your dream."
- The "bellhomes" logo.

Energy Efficiency Rating		Current	Future
Very energy efficient - lower running costs (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G			
Not energy efficient - higher running costs			

England & Wales

EU Directive
2002/91/EC



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.

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

As with leasehold property or new build development sites, you are likely to be responsible for a contribution