



Hawthorns Road

Drybrook, GL17 9BX

Chain Free £200,000



Believed to date back to around 1900, this charming older-style semi-detached home offers a wealth of character combined with spacious and well-presented accommodation, making it ready for immediate occupation.

The ground floor features a welcoming entrance/dining room with an attractive period tiled floor, leading to a separate sitting room with an open fireplace, perfect for cosy evenings. Farmhouse-style kitchen offers plenty of character and practicality. A side hallway leads to the ground floor bathroom, and out to the garden, traditional latch doors enhance the property's period appeal.

Upstairs, there are two generous double bedrooms, both featuring wide exposed timber floorboards that complement the home's original character.

Outside, the enclosed rear garden has been designed for low maintenance, with gravelled and patio seating areas, a rockery, and pedestrian access across the neighbouring property.

The property has recently been redecorated throughout and is presented in good order. It benefits from a current Gas Safety Certificate and Electrical Installation Certificate, providing additional peace of mind for prospective purchasers.

An ideal purchase for first-time buyers, downsizers or investors seeking a character property with generous living space.



Dining Room :

11'10" x 13'8" (3.61 x 4.19)

Accessed via double glazed door, feature stone fireplace (blocked off) with slate hearth and timber mantle, quarry tiled floor, stairs to first floor, under stairs storage cupboard, double glazed window to front aspect and radiator. Half glazed door too >

Living Room :

11'10" x 11'5" (3.62 x 3.48)

Open stone fireplace with stone hearth, chimney breast with alcoves to either side, radiator, double glazed window to front aspect.

Inner Lobby :

6'10" x 5'10" (2.10 x 1.79)

Tiled floor, exposed timber lintels. Ideal for a small table and chairs.

Kitchen :

12'5" x 10'9" (3.81 x 3.30)

Matching farmhouse style wall and base cupboards, display unit, sink unit, tiled splash backs, electric cooker with extractor hood

over, spot lighting, exposed ceiling timber, tiled floor, two UPVC double glazed windows to rear aspect and radiator. Ledge and brace latch door to side hallway.

Side Hall :

12'7" x 3'1" (3.84 x 0.96)

Access to loft space, tiled floor, door to front giving access to side pathway, door to rear garden.

Utility Cupboard :

Space and plumbing for washing machine, tiled floor, wall mounted gas central heating boiler.

Bathroom :

10'0" x 7'4" (3.05 x 2.25)

White suite comprising of corner bath with tiled surround and rain shower over, low level WC, pedestal wash hand basin with tiled splash back, radiator, tiled floor, double glazed window to rear aspect, ledge and brace latch door.

First Floor Landing :

2'11" x 10'11" (0.90 x 3.33)

Exposed floorboards,

Bedroom One :

11'10" x 11'8" (3.63 x 3.57)

Feature beam, exposed timber floorboards, radiator, UPVC double glazed window to front aspect

Bedroom Two :

8'7" x 13'9" (2.64 x 4.20)

Exposed timber floorboards, access to loft space, radiator, UPVC double glazed window to front aspect.

Outside :

Graveled garden with patio area and rockery, fully enclosed by wall and fencing, gated access gives right of way over the neighbouring gardens, outside lighting.



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Road Map



Hybrid Map



Terrain Map



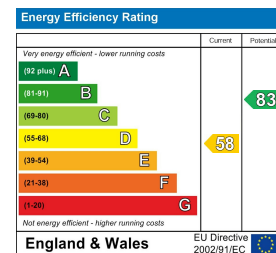
Floor Plan



Viewing

Please contact our Cinderford Office on 01594 825574 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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