



7 St. Whites Terrace St. Whites Road, Cinderford, Gloucestershire, GL14 3HN

£185,000



VIRTUAL TOUR AVAILABLE Perfect for first time buyers or investors we are delighted to offer to the market this well presented home with low maintenance front & rear gardens. The property boasts an entrance porch into the sizeable lounge, modern kitchen with plenty of storage & breakfast bar and a separate utility room leading to the rear garden & the first floor landing. On the first floor is two bedrooms and a well presented family bathroom. Access to the attic room is via bedroom 2

Cinderford provides a range of shops, cafés, traditional pubs, and everyday conveniences, while leisure highlights include the historic Palace Cinema and the Dean Heritage Centre. For those who enjoy the outdoors, Cinderford is an excellent base from which to explore the Forest of Dean's woodlands, trails, and wildlife.



Approached via front door into:

Entrance Porch:

4'6" x 2'11" (1.38m x 0.90m)

Lighting, door to lounge.

Lounge:

14'1" x 11'5" (4.31m x 3.49m)

Window to front aspect, gas fire point, radiator, storage under the stairs, TV point, power & lighting.

Kitchen:

9'11" x 8'2" (3.04m x 2.50m)

A range of eye level and base units, breakfast bar with space for stools, sink with integrated drainer unit and mixer tap, window to rear aspect, four ring gas hob with extractor hood, electric oven, space & plumbing for washing machine, space for fridge/freezer, power & lighting, radiator, door to lounge.

Rear Hallway/Utility Room:

6'11" x 2'9" (2.13m x 0.86m)

Boiler, radiator, stairs to first floor landing, door to rear garden, door to kitchen, consumer unit & lighting.

First Floor Landing:

5'8" x 4'4" (1.75m x 1.33m)

Doors to bedroom one, bedroom two & bathroom, smoke alarm, power & lighting.

Bedroom One:

11'5" x 8'9" (3.49m x 2.68m)

Radiator, window to front aspect, power & lighting.

Bedroom Two:

8'11" x 8'3" (2.73m x 2.54m)

Power & lighting, ceiling fan, UPVC double glazed window to rear aspect, stairs to attic room, heated towel rail.

Bathroom:

6'2" x 5'4" (1.90m x 1.64m)

Radiator, extractor fan, floor to ceiling tiles, shower over the bath with glass shower screen, W.C., hand wash basin, wall mounted mirrors storage unit, lighting.

Attic Room :

11'6" x 11'5" (3.51m x 3.49m)

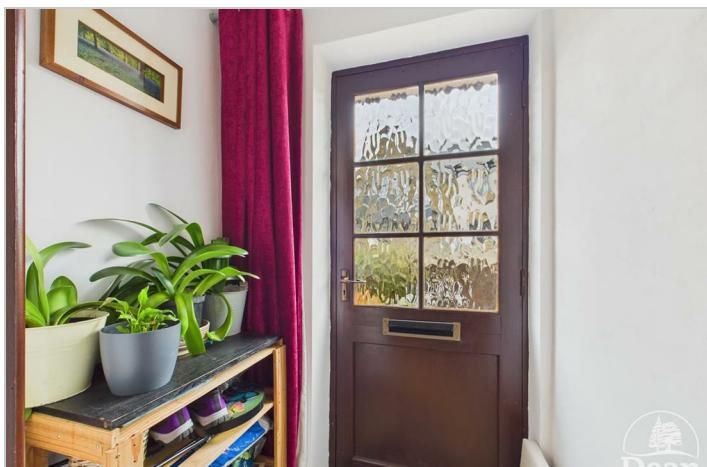
Window to rear aspect, power & lighting, storage in eaves.

Outside:

To the front and rear of the property there are low maintenance gardens with mature shrubs, there is rear access and side access. There is outside lighting and water tap.

Agents Note:

The vendor of the property rents a garage, please ask for further details.



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Tenanted Property – we are not always able to show the most recent condition of a property due to tenants' privacy and we may choose to show the photographs of the property when it was last vacant to at least allow clients some idea of the internal condition. Therefore, we would of course, urge you to view before making any decisions to purchase or rent the property and before any costs.

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

PRC Certificates – Some ex-local authority properties have been repaired in recent years using the PRC Scheme wherein a certificate has been produced by a qualified property engineer. This certificate does not imply the suitability for a mortgage approval and you must satisfy yourself of the work carried out that may meet your lenders criteria.

As with leasehold property or new build development sites, you are likely to be responsible for a contribution to management charges and/or ground rent or a contribution to the development service charge. Please enquire at the time of viewing.

You may also incur fees for items such as leasehold packs and, in addition, you will also need to check the remaining length of any lease before you complete a mortgage application form.

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

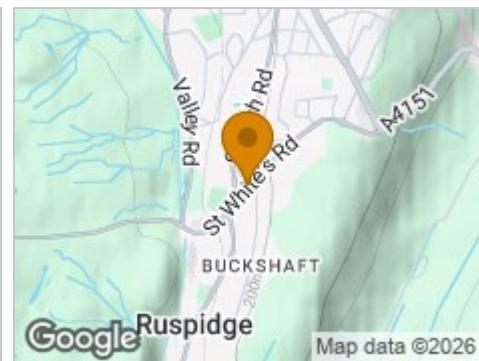
Road Map



Hybrid Map



Terrain Map



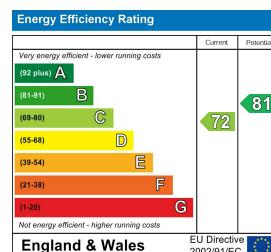
Floor Plan



Viewing

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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