FREEHOLD

£199,000



THE BUNGALOW, RAILWAY ROAD, CINDERFORD, GLOUCESTERSHIRE, GL14 3HJ

- TWO DOUBLE BEDROOMS
- CONSERVATORY
- SEPARATE W.C.
- GOOD SIZE GARDEN WITH A HUGE AMOUNT OF PARKING
- LOUNGE WITH WOOD BURNER, OPENING INT0 KITCHEN
- SHOWER ROOM & W.C.
- GAS CENTRAL HEATING

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A CHARMING, QUIRKY LITTLE BUNGALOW TUCKED AWAY IN A PEACEFUL SETTING, OVERLOOKING THE WOODS AND OFFERING A LOVELY SENSE OF PRIVACY AND TRANQUILITY. FULL OF INDIVIDUAL CHARM, THIS DELIGHTFUL HOME COMBINES COSY LIVING WITH THE PRACTICAL BONUS OF AMPLE PARKING. A LITTLE HIDDEN GEM WITH MASSIVE POTENTIAL AND A TOUCH OF THE UNEXPECTED WITH NATURE RIGHT ON THE DOORSTEP.

Ruspidge is a Village to the south of the Town of Cinderford and is surrounded by beautiful woodlands. There is local shopping, schooling and is on a bus route to the Town of Cinderford with a good range of amenities, also to the City of Gloucester which is approx 14 miles away.

A wider range of facilities also available throughout the Forest of Dean including an abundance of woodland and river walks. The Severn Crossings and M4 towards London, Bristol and Cardiff are easily reached from this area along with the cities of Gloucester and Cheltenham for access onto the M5 and the Midlands.

UPVC porch to -

Entrance Hall: Two large store cupboards, radiator, access to loft via pull down ladder, excellent storage, skylight and gas boiler providing central heating and domestic hot water.



Lounge: 15' 2" x 10' 4" (4.62m x 3.14m), Lovely and cosy this time of year, with a wood-burning stove and windows to front over-looking the woods, window to side, radiator, opening to -

Kitchen: 10' 4" x 9' 2" (3.15m x 2.8m), Base units provide worktop and storage space, matching wall units with display, plumbing for washing machine, cooker space, sink unit, windows to side, door to -



Conservatory: 9' 7" x 8' 6" (2.92m x 2.59m), Glazed and overlooking the garden.

Off Hall -

Bedroom One: 12' 0" x 10' 4" (3.65m x 3.15m), Picture window to front, radiator.

Bedroom Two: 13' 8" x 7' 9" (4.16m x 2.36m), Picture window to rear, radiator, great size store cupboard.

Shower Room: Newly fitted, comprising shower cubicle, sink, low level W.C., radiator, tiled splash-backs, window.

Cloakroom: Newly fitted with W.C., sink, panelled walls, window.

Outside: Gates lead on to the property where a huge space provides ample off road parking and overlooks the woods!! There is a single garage with power & light. The rear gardens are generous in size and mainly laid to slabs for easy maintenance with various shrubs and seasonal planting. There is a decked area and little summer house. The garden has fenced boundaries.

Services: All mains services are connected to the property. The heating system and services where applicable have not been tested.



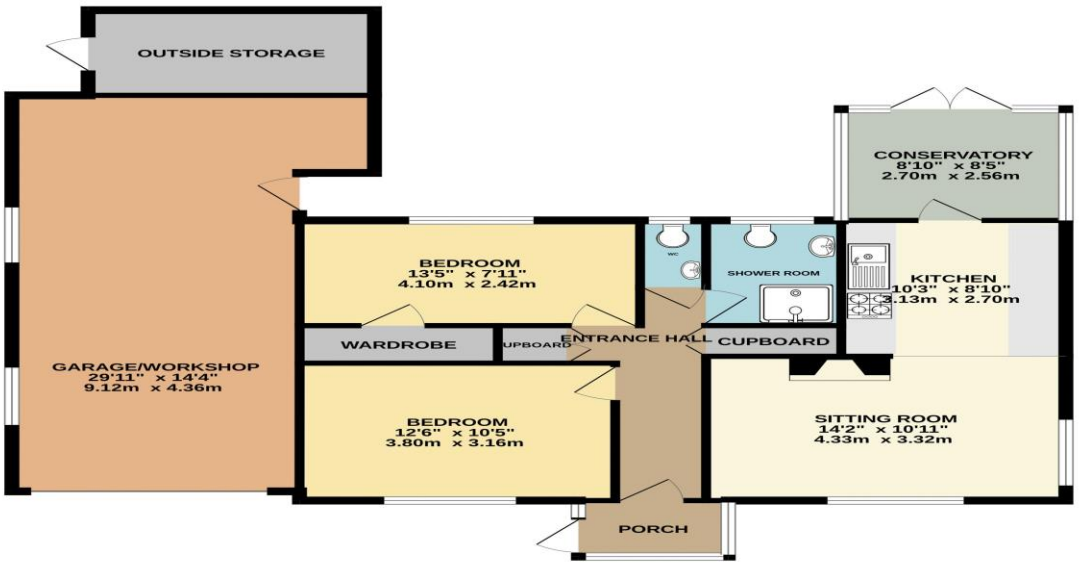






IMPORTANT INFORMATION: All measurements are approximate. We have not tested any fittings, appliances or services within this property and cannot verify them to be in working order or within the Vendor/s ownership. We have not verified the tenure of the property, the type of construction or the condition thereof. Intending Purchasers should make appropriate enquiries through their own solicitor and surveyor etc., prior to exchange of contracts.

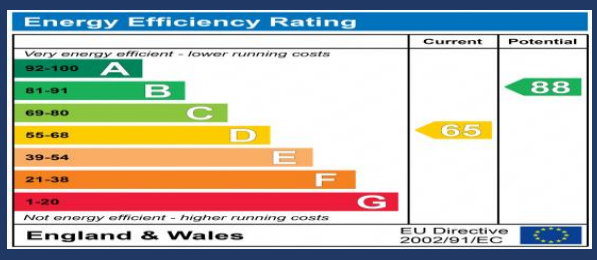
GROUND FLOOR
1163 sq.ft. (108.1 sq.m.) approx.



TOTAL FLOOR AREA : 1163 sq.ft. (108.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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