



- Available to purchase on the shared ownership scheme
- A two bedroom semi detached village home
- Exceptionally large wrap around garden
- Two double bedrooms and a bathroom
- Allocated parking for two cars
- Backing onto open fields and countryside



***** 60% SHARED OWNERSHIP *****

This two bed semi detached home presents itself as an ideal first purchase. On entering the property, there is an entrance hallway with doors to all ground floor rooms, stairs to the first floor and a really useful ground floor wc. Lounge to rear with French doors to the garden and separate kitchen overlooking the front. Two double bedrooms and a well fitted family bathroom with shower over the bath. The property also has gas central heating and double glazing.

Externally the property has an enclosed front garden with allocated parking for at least two vehicles at the front. To the side and rear there is exceptionally large wrap around garden which is mainly laid to lawn and a patio outside of the French doors. Side access gate and there is a superb view out across fields and countryside from the rear boundary.

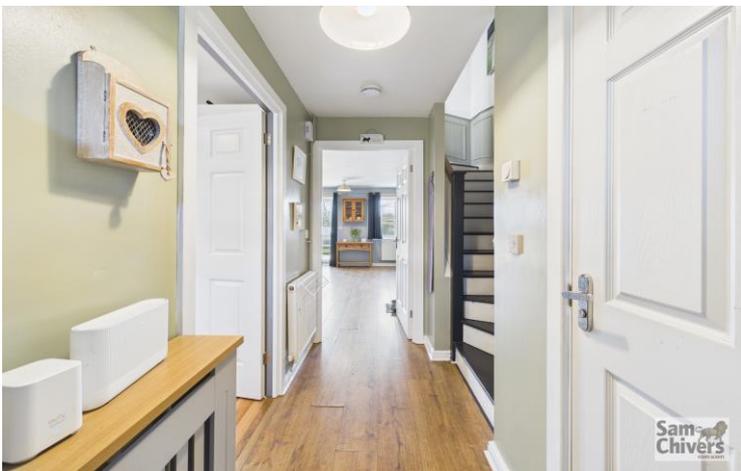
Coleford is a quiet Mendip village with a family orientated feel. There are plenty of basic amenities on offer including village store, doctors surgery, two villages pubs and Primary school to name just a few and they are all within walking distance. The property is commutable to Frome and Bath.

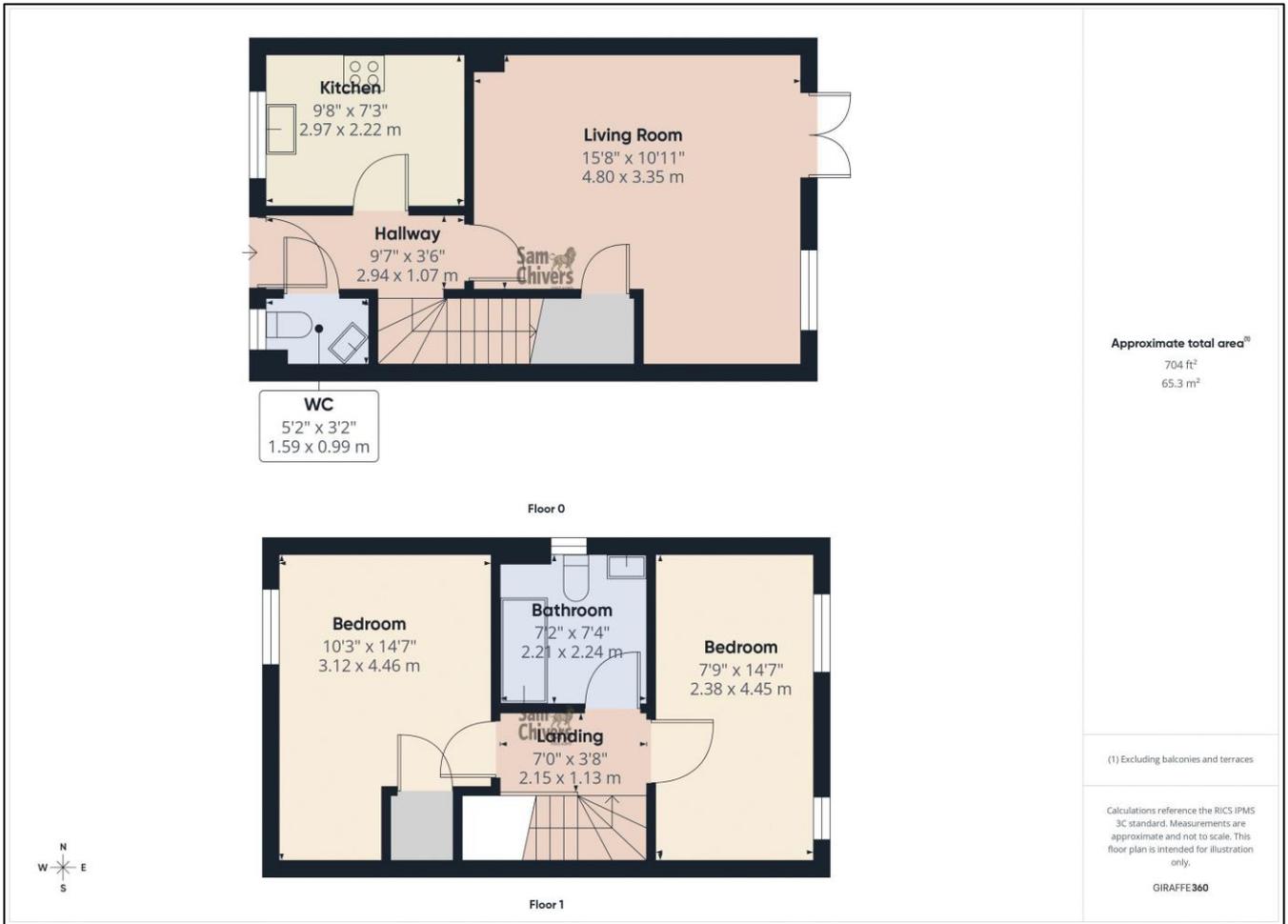
Agents Note: The property is being sold as a 60% shared ownership property with Aster - all buyers will be subject to a qualifying process with Aster and should they wish to proceed and will need to complete an application. They will also require a connection to the local area. Enquire with the agent for more details.

Remaining lease term is 114 years Monthly rent -£230.67 Monthly service charge - £16.58 - £250 reservation fee.

Tenure: Leasehold

Council Tax Band: B





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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Sam Chivers Estate Agents can also provide mortgage and conveyancing recommendations should you require such a service. Please contact our office on:

01761 411020 or email us at sales@samchiversproperty.co.uk

These sales particulars provide an approximate guide and form no part of a contract. It is the purchaser's responsibility to satisfy themselves that the property has been accurately described and that all fixtures and apparatus are functioning correctly. Your home may be at risk if you do not keep up repayments secured against it.