Dean
ESTATE AGENTS



Old Road, Coleford, GL16 7JH

£450,000

4 2 3


Smile
Dean

Highgate Old Road

Coleford, GL16 7JH

£450,000



- DETACHED FAMILY HOME
- THREE DOWNSTAIRS RECEPTION ROOMS
- POTENTIAL FOR MULTI-GENERATIONAL LIVING
- PRIVATE ENCLOSED GARDENS & SUMMERHOUSE
- FANTASTIC LIVING AREA
- OVER 2,000 SQUARE FEET OF LIVING SPACE
- FOUR LARGE BEDROOMS
- PARKING FOR 8–9 VEHICLES
- TWO BEDROOMS HAVING PRIVITE EN-SUITE FACILITIES
- MUST BE VIEWED!

A substantial and immaculately presented detached family residence offering over 2,000 square feet of flexible and well-designed living accommodation, positioned within the highly desirable village of Coalway, on the outskirts of Coleford in the heart of the Forest of Dean.

This impressive home has been thoughtfully arranged to suit modern family living, boasting four generous double bedrooms, two of which benefit from en-suite shower rooms. At the centre of the property is a spacious contemporary kitchen, complemented by three versatile reception rooms that provide ample space for entertaining, relaxing, dining, or home working.

Outside, the property continues to impress with extensive off-road parking for up to nine vehicles, a double carport, and a detached outbuilding currently utilised as a home office, offering excellent potential for a variety of uses. Combining generous proportions, modern comforts, and exceptional versatility, this outstanding home is finished to a high standard throughout and is perfectly suited to growing families or multi-generational living.

Coalway enjoys a convenient position close to the market town of Coleford, providing a wide range of shops, supermarkets, cafés, schools, and everyday amenities. The surrounding Forest of Dean offers an abundance of scenic woodland walks, cycling trails, and outdoor pursuits, while excellent road links provide easy access to Lydney, Monmouth, Gloucester, and beyond.





Entrance Porch:	4'7 x 4'6 (1.40m x 1.37m)
Utility Room:	5'8 x 10 (1.73m x 3.05m)
Lounge:	15'5 x 16'8 (4.70m x 5.08m)
Cloakroom:	5'5 x 5'2 (1.65m x 1.57m)
Kitchen/Dining Room:	21'11 x 11'6 (6.68m x 3.51m)
Living Room:	16'9 x 15'1 (5.11m x 4.60m)
Study/Playroom:	13'5 x 9'11 (4.09m x 3.02m)
First Floor Landing:	21'7" x 3'1" (6.59m x 0.94m)
Bedroom One:	13'7 x 11'5 (4.14m x 3.48m)
En-Suite:	7'10 x 7'11 (2.39m x 2.41m)
Bedroom Two:	16'10 x 15 (5.13m x 4.57m)
En-Suite:	5'7 x 4'6 (1.70m x 1.37m)



Bedroom Three:	13'9 x 10'4 (4.19m x 3.15m)
Bedroom Four:	12'6 x 8'2 (3.81m x 2.49m)
Bathroom:	7'1 x 8'1 (2.16m x 2.46m)
Outside:	
Summer House:	11'4 x 10'4 (3.45m x 3.15m)
Double Carport:	23'4 x 14'1 (7.11m x 4.29m)

Directions




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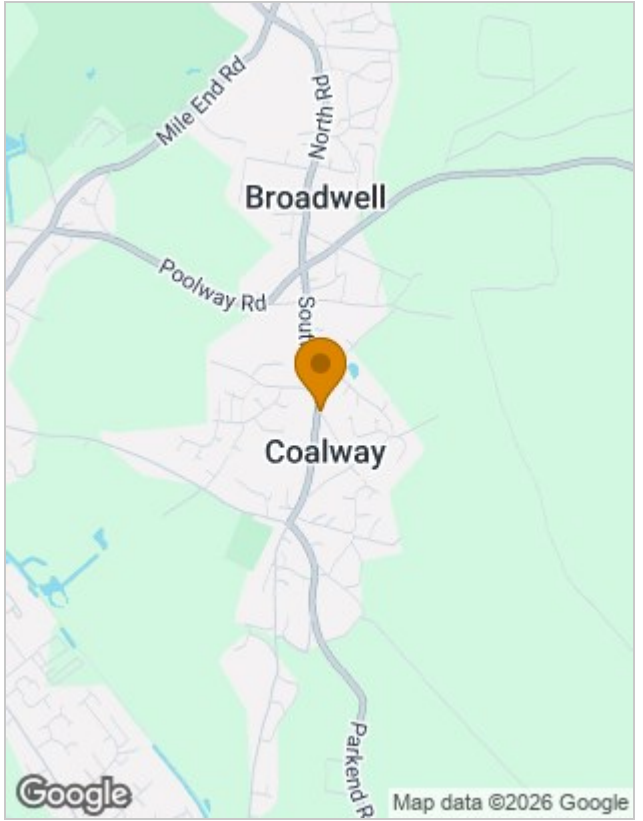
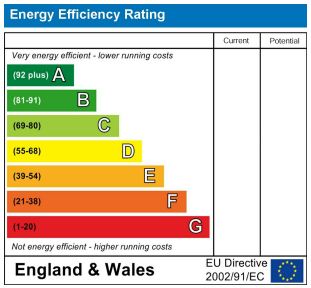
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Coleford Office on 01594 835751
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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The Property Ombudsman