



## Causeway Road

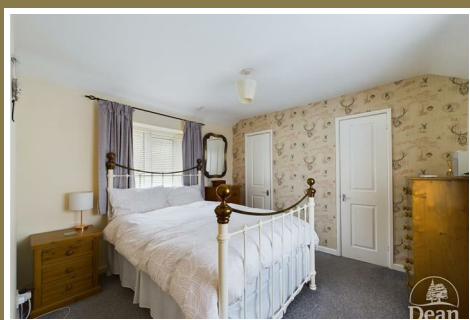
Cinderford, GL14 2QX

£255,000



\*\*\* VIRTUAL TOUR AVAILABLE \*\*\*

Dean Estate Agents are thrilled to offer 'For Sale' this semi detached cottage set on the edge of Cinderford Town with direct access into woodland. The property comprises of, entrance hall, sitting room, second reception / bedroom 3, kitchen / diner, laundry room, family bathroom, two bedrooms to the first floor with ensuite to bedroom 1, off road parking for several vehicles, lawned gardens to the rear and a detached garage.



**Entrance Hall :**

Door to front, double glazed window to front aspect, tiled floor, twin panel radiator.

**Sitting Room :**

Wood burning stove, Stairs to first floor, twin panel radiator, luxury vinyl tile flooring, glazed door to second reception room/bedroom 3.

**Second Reception Room/Bedroom 3 :**

Two double glazed windows, twin panel radiator, downlighting.

**Inner Lobby :**

Understairs cupboard, door to bathroom and open to Kitchen/diner.

**Bathroom :**

White suite comprising of bath with shower over, wash hand basin, low level WC, towel rail, tiled walls, tiled floor.

**Kitchen / Diner :**

Matching wall and base cabinets, sink unit, gas hob, electric oven, extractor hood, integrated dishwasher, wall mounted gas boiler, two twin panel radiators, double glazed window to rear aspect, double glazed door to outside, tiled splash backs, tiled floor.

**Attached Laundry Room :**

Accessed from outside. Sink unit, plumbing for washing machine.

**Bedroom 1 :**

Double glazed window to front and rear aspects, built in walk in wardrobe.

**En-suite :**

Shower cubicle, low level WC, wash hand basin, part tiled walls, tiled floor, down lighting, extractor fan, towel radiator.

**Bedroom 2 :**

Double glazed window to front and rear aspects, twin panel radiator, access to loft space.

**Outside :**

Front - open driveway for several vehicles.  
Rear - Laid to lawn, hedged and fenced boundary, patio adjacent, covered area, outside water tap, detached garage, side access.

**Consumer Notes :**

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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. You must therefore consult with your legal representatives on these matters at the earliest opportunity before making a decision to purchase or incurring costs.

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Equipment: Dean Estate Agents have not tested the equipment or any central heating system mentioned in these particulars and the purchaser is advised to satisfy themselves as to the working order and condition of any related equipment.

Tenure: We are advised freehold.

Agents Note: Please contact Dean Estate Agents for an updated brochure if applicable.



## Road Map



## Hybrid Map



## Terrain Map



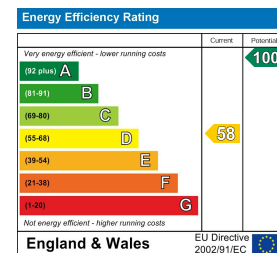
## Floor Plan



## 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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