Dean
ESTATE AGENTS

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High Street

Bream, Lydney, GL15 6JF

Offers Over £495,000

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*** SPACIOUS DETACHED BUNGALOW WITH SEPARATE TWO BEDROOM FLAT ***INCOME POTENTIAL
*** ADDITIONAL 3 BEDSITS *** *** VIRTUAL TOUR AVAILABLE ***

Enjoying an elevated position overlooking the village of Bream, with its wide range of local amenities, this distinctive and versatile property offers a variety of accommodation.

The detached bungalow comprises three bedrooms, a kitchen/diner, lounge, utility room, bathroom and conservatory. Beneath the bungalow is a two-bedroom flat, complemented by three vacant one-bedroom bedsits, all tailored to their current use.

Outside, the property benefits from gardens, two outbuildings and a detached garage.

Offering considerable versatility and a range of accommodation, this is an unusual opportunity with excellent potential.





Main Residence :

Entrance Porch :
5'0" x 3'7" (1.54 x 1.11)
Entered via a solid wood door, tiled floor, wooden door to Hallway.

Hallway :
5'10" x 14'2" (1.80 x 4.34)
Being 'L' shaped, tiled floor, access to loft space via a ladder (partially boarded), two radiators, airing cupboard.

Bathroom :
7'11" x 6'6" (2.42 x 2.00)
Shower cubicle, bidet, low level WC, wash hand basin, tiled floor, radiator, extractor fan, window to rear aspect.

Lounge / Diner :
19'9" x 16'8" (6.04 x 5.10)
A light and spacious room with views accross the village. Feature fireplace with coal effect gas fire, laminate flooring, two radiators, two windows to side aspect, sliding door to Conservatory.

Conservatory :
10'7" x 11'8" (3.24 x 3.58)
UPVC double glazed construction, double glazed French doors to outside, laminate flooring, views.

Kitchen / Diner :
19'9" x 11'3" (6.03 x 3.45)
Spacious Kitchen with matching wall and base cabinets, 1.5 bowl sink unit, gas hob, electric oven and grill, plumbing for dishwasher, tiled splash backs, tiled floor, radiator, space for table and chairs, windows to front and side aspects.

Utility Room :
10'2" x 5'5" (3.11 x 1.67)
Circular sink, plumbing for washing machine, space for tumble dryer, tiled floor, storage cupboard, window to side aspect.

Bedroom One :
15'2" x 11'10" (4.64 x 3.63)
Fitted wardrobes and chest of drawers, radiator, bay window to front aspect, window to side aspect.

En-suite Shower Room :
8'7" x 2'11" (2.62 x 0.90)
Shower cubicle, low level WC, wash hand basin, radiator, window to side aspect.

Bedroom Two :
16'9" x 9'9" (5.11 x 2.98)
Radiator, window to rear aspect, patio doors to side aspect.

Former Shower Room :
3'4" x 9'10" (1.03 x 3.01)
Wash hand basin, plumbing for shower, window to side aspect, separate WC.

Bedroom Three :
9'10" x 11'10" (3.02 x 3.61)
Radiator, window to front aspect.

Outside :
The property is accessed via a cattle grid from the main road, with a sweeping driveway to the properties, off road parking for numerous and various vehicles, two timber sheds, block built workshop, attached communal laundry room, outside water tap, there is a lower section of garden that has a lawn,, mature shrubs and trees, pond and Cotswold stone area. To the front is a raised verandah with lawned garden, shed and summer

house, Cotswold stone area. To the side of the detached garage is a wooden shed and patio, two hard standing / turning area's, garage / workshop under main residence and a mature Araucaria araucana (monkey puzzle tree)

Detached Garage:
Detached garage with power and light.

Flat One : Underneath the main residence.
Separate access from the side garden, entrance porch, kitchen, living room, two bedrooms and shower room.

Outbuilding :
Comprises of 2 flats and one bedsit (in need of up-dating.)

Bedsit Two :
Comprising of kitchen, living room, one bedroom and bathroom. (in need of updating)

Bedsit Three :
Comprising of kitchen, one bedroom and shower room.

Flat Four :
Comprising of kitchen, living room, one bedroom and shower room. (in need if updating)

Agents Notes:
Flats two, three and four was formerly an indoor swimming pool, this can be reinstated.

The post box and telephone box can be purchased by separate negotiation.






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Road Map



Hybrid Map



Terrain Map



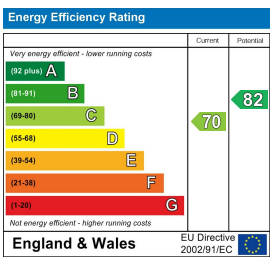
Floor Plan



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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