



Church Street, Cinderford, GL14 3NL

£385,000



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# Clarendon Church Church Street

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- NO ONWARD CHAIN
- THREE RECEPTION ROOMS INCLUDING AN ORANGERY
- KARNDEAN FLOORING UNDER GUARANTEE
- TWO-TIER REAR GARDEN WITH SUMMERHOUSE & GREENHOUSE
- LUXURY SHOWER ROOM WITH RAIN HEAD & BLUETOOTH SPEAKER
- IMMACULATELY PRESENTED DETACHED HOUSE
- EXTENSIVELY UPDATED THROUGHOUT (ROOF, WINDOWS, ELECTRICS, HEATING & MORE)
- TWO MULTI-FUEL STOVES
- 4-CAR DRIVEWAY — RARE FOR THE AREA
- GALLERIED LANDING WITH BESPOKE OAK VENEER BOOKCASE

NO ONWARD CHAIN — VIRTUAL TOUR AVAILABLE

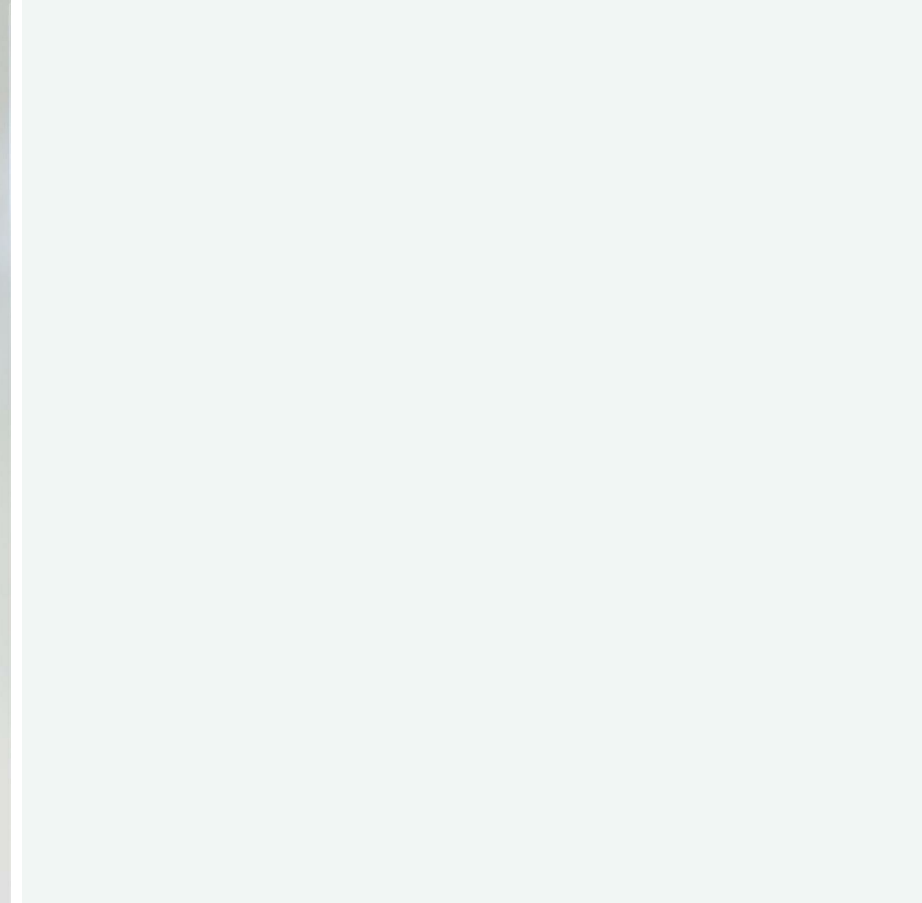
Set in the heart of the popular Forest of Dean village of Littledean, this beautifully presented detached home on Church Street has been comprehensively upgraded in recent years and is ready to move straight into. Improvements include a new roof, replacement windows, rewired electrics, updated heating system, new floor coverings, a redesigned shower room, fresh décor throughout and a bespoke fitted bookcase — meaning the hard work has already been done to an excellent standard.

The accommodation is generous and versatile. A substantial bay-fronted living room features Karndean flooring (under guarantee), a multi-fuel stove on a slate hearth with oak mantle, and a sliding patio door through to the orangery. The orangery is a standout space for year-round use with a pitched roof, two remote-controlled Velux windows and French doors opening onto the rear garden. A separate dining room with a further multi-fuel stove completes three reception areas, ideal for family life and entertaining. The 15ft+ kitchen offers matching units, gas hob, electric oven and ample worktop space, with an adjacent utility room providing plumbing for appliances and access to both front and rear. Upstairs, a bright galleried landing adds character, with three bedrooms including a generous principal room with wall-to-wall wardrobes. The stylish shower room includes a twin cubicle with rainfall head, vanity unit, tiled walls, downlighters and Bluetooth speaker. Outside, a stone boundary wall frames a driveway with parking for four vehicles. The two-tier rear garden is a peaceful retreat with lawns, mature planting, summerhouse, greenhouse, log store and new boundary fencing.

Littledean sits within the Forest of Dean, an Area of Outstanding Natural Beauty, with easy access to Cinderford, the Wye Valley, and the A48 for commuting towards Gloucester and the M50. A wonderful opportunity to acquire a home that truly needs nothing doing to it.



Entrance Hallway	16'11" x 6'1" (5.16 x 1.86)
Living Room:	20'1" x 12'1" (6.14 x 3.69)
Orangery:	7'10" x 14'0" (2.39 x 4.27)
Dining Room:	12'10" x 12'0" (3.92 x 3.67)
Kitchen:	8'6" x 15'5" (2.61 x 4.70)
Utility Room:	8'5" x 6'5" (2.59 x 1.97)
First Floor Galleried Landing:	12'9" x 5'11" (3.91 x 1.81)
Bedroom 1:	13'0" x 12'1" (3.97 x 3.69)
Bedroom 2:	9'4" x 12'0" (2.85 x 3.67)
Shower Room:	7'7" x 5'2" (2.33 x 1.59)
Bedroom 3:	
Outside:	



Directions





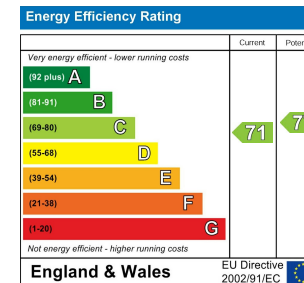
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our Cinderford Office on 01594 825574 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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