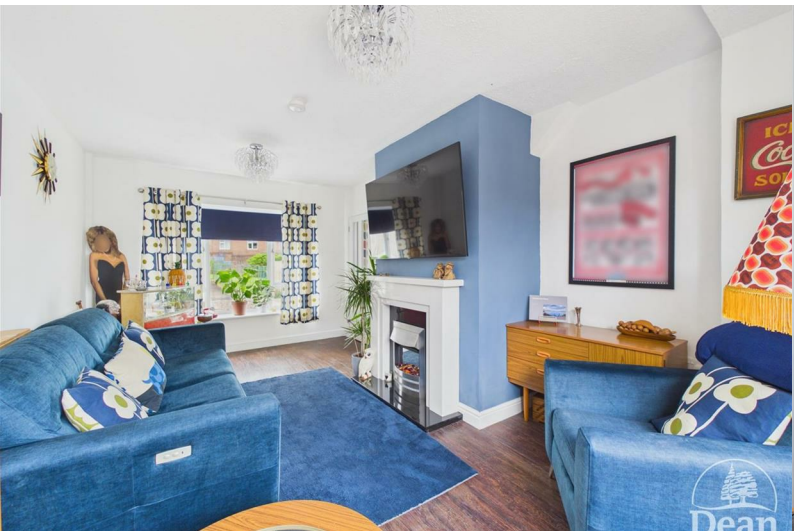




Hopewell

Cinderford, GL14 2PG

£219,950



Situated in Hopewell, Cinderford, this delightful end-terrace house presents an excellent opportunity for those seeking a comfortable family home. Boasting three well-proportioned bedrooms, this property is ideal for families or individuals looking for extra space. The inviting reception room offers a warm and welcoming atmosphere, perfect for relaxation or entertaining guests.

The newly fitted kitchen is a standout feature, providing a modern and functional space for culinary enthusiasts. With the added benefit of a newly fitted gas central heating boiler, you can enjoy warmth and comfort throughout the year. The property has also been re-wired throughout, ensuring safety and efficiency.

Outside, there is convenient parking available for two vehicles, a valuable asset in this area. The location is particularly appealing, as it is within walking distance to the town centre, where you can find a variety of shops and amenities. Additionally, nature lovers will appreciate the proximity to beautiful woodland walks and cycle trails, perfect for outdoor activities and leisurely strolls.

This property combines modern living with a prime location, making it a wonderful choice for anyone looking to settle in Cinderford. Don't miss the chance to make this lovely house your new home.



Entrance Hall :

4'0" x 3'4" (1.23 x 1.02)

Entered via UPVC door, stairs to first floor.

Living Room :

10'3" x 17'2" (3.14 x 5.25)

Fireplace with electric fire inset, Karndean flooring, radiator, double glazed window to front aspect, patio door to rear.

Kitchen / Diner :

10'3" x 14'8" (3.13 x 4.49)

Recently refitted with matching wall and base cabinets, sink unit, integrated oven, induction hob, extractor hood, fridge/freezer and washing machine, under stairs cupboard, radiator, tiled floor, further cupboard, tiled floor, double glazed windows to front and rear aspects, double glazed door to rear garden.

First Floor Landing :

7'1" x 4'10" (2.17 x 1.48)

Radiator, double glazed window to rear aspect.

Bedroom 1 :

9'7" x 9'6" (2.93 x 2.92)

Fitted wardrobes with mirrored doors, airing cupboard with newly fitted combi boiler, radiator, access to loft space (partially boarded and insulated, two lights), double glazed window to front aspect.

Bedroom 2 :

10'2" x 7'10" (3.10 x 2.40)

Radiator, double glazed window to front aspect.

Bedroom 3 :

6'1" x 6'7" (1.87 x 2.02)

Radiator, double glazed window to rear aspect. This room is currently used as a dressing room.

Bathroom :

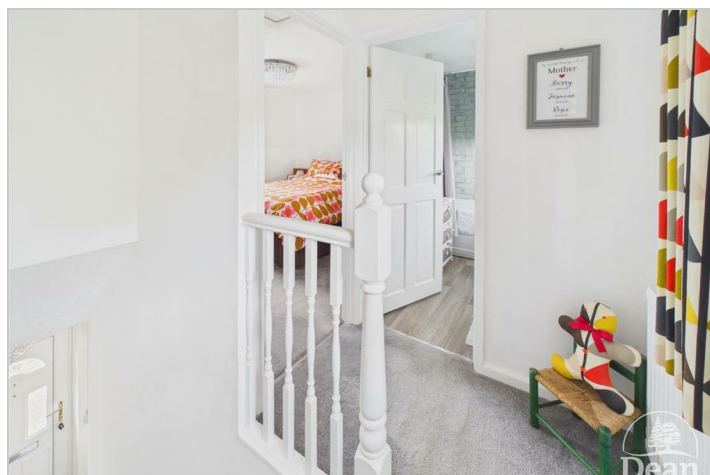
7'3" x 4'10" (2.22 x 1.49)

White suite comprising of bath with shower over, low level WC, wash hand basin, towel radiator, vinyl flooring, tiled walls, double glazed window to rear aspect.

Outside :

Front - Parking for two vehicles plus additional driveway space.

Rear - Patio, lawn, pergola, additional seating area's, mature shrubs, summer house / shed, side access.



Consumer Notes: Dean Estate Agents Ltd have prepared the information within this website/brochure with care and co-operation from the seller. It is intended to be indicative rather than definitive, without a guarantee of accuracy. Before you act upon any information provided, we request that you satisfy yourself about the completeness, accuracy, reliability, suitability or availability with respect to the website or the information, products, services, or related graphics contained on the website for any purpose.

These details do not constitute any part of any Offer, Contract or Tenancy Agreement.

Photographs used for advertising purposes may not necessarily be the most recent photographs, although every effort is made to update photographs at the earliest opportunity. Any reliance you place on such information is therefore strictly at your own risk. All photographic images are under the ownership of Dean Estate Agents Ltd and therefore Dean Estate Agents retain the copyright.

You must obtain permission from the owner of the images to reproduce them.

Tenanted Property – we are not always able to show the most recent condition of a property due to tenants' privacy and we may choose to show the photographs of the property when it was last vacant to at least allow clients some idea of the internal condition. Therefore, we would of course, urge you to view before making any decisions to purchase or rent the property and before any costs.

Energy Performance Certificates are supplied to us via a third party and we do not accept responsibility for the content within such reports.

PRC Certificates – Some ex-local authority properties have been repaired in recent years using the PRC Scheme wherein a certificate has been produced by a qualified property engineer. This certificate does not imply the suitability for a mortgage approval and you must satisfy yourself of the work carried out that may meet your lenders criteria.

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.

Please ask a member of our team for any help required before committing to purchase a property and incurring expense.

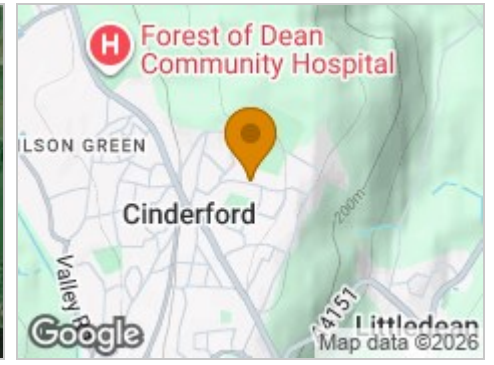
Road Map



Hybrid Map



Terrain Map



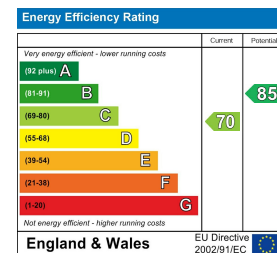
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.