Dean
ESTATE AGENTS

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Harrison Close

Newnham, GL14 1DW

£220,000

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NO ONWARD CHAIN

Nestled in the charming area of Manor Gardens, Newnham, this modern semi-detached house presents an excellent opportunity for those seeking a comfortable and stylish home. With two well-proportioned reception rooms, this property offers ample space for both relaxation and entertaining. The inviting living areas are perfect for family gatherings or quiet evenings in.

The house features two spacious bedrooms, providing a peaceful retreat for rest and relaxation. Each room is designed to maximise natural light, creating a warm and welcoming atmosphere. The modern bathroom is equipped with contemporary fixtures, ensuring convenience and comfort for daily routines.

The property's modern design not only enhances its aesthetic appeal but also promises energy efficiency and low maintenance, making it an ideal choice for busy professionals or small families. The location in Newnham is particularly desirable, offering a blend of tranquillity and accessibility to local amenities, schools, and transport links.

This semi-detached house in Manor Gardens is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a modern home. Don't miss the chance to make this delightful property your own.







All sizes are approximate:

Kitchen:
8'2" x 7'10" (2.49 x 2.39)
With wall and base units, roll top work surfaces, sink unit and taps, double glazed window to front, radiator, vinyl flooring.

Lounge
16'1" x 11'10" (4.90 x 3.61)
With Double glazed patio sliding doors to conservatory, open plan staircase to first floor, wood effect laminate flooring, radiators.

Conservatory
9'9" x 9'8" (2.97 x 2.95)
With tiled flooring, over looking the private garden,

Stairs to first floor:

Bedroom 1
11'5" x 8'8" (3.48 x 2.64)
With double glazed window to rear, radiator, fitted cupboards x 2

Bedroom 2
10'7" x 6'6" (3.23 x 1.98)
With double glazed window to front, radiator.

Family Bathroom
With paneled bath, low level WC, Wash hand basin, Radiator, laminate flooring, double glazed window to front.

Garage
With power and light, up and over door.

Outside
The property is approached via a driveway giving parking for a vehicle, access to garage door, side gate to side of property with access to rear garden mainly laid to stone for easy maintenance.







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

Road Map



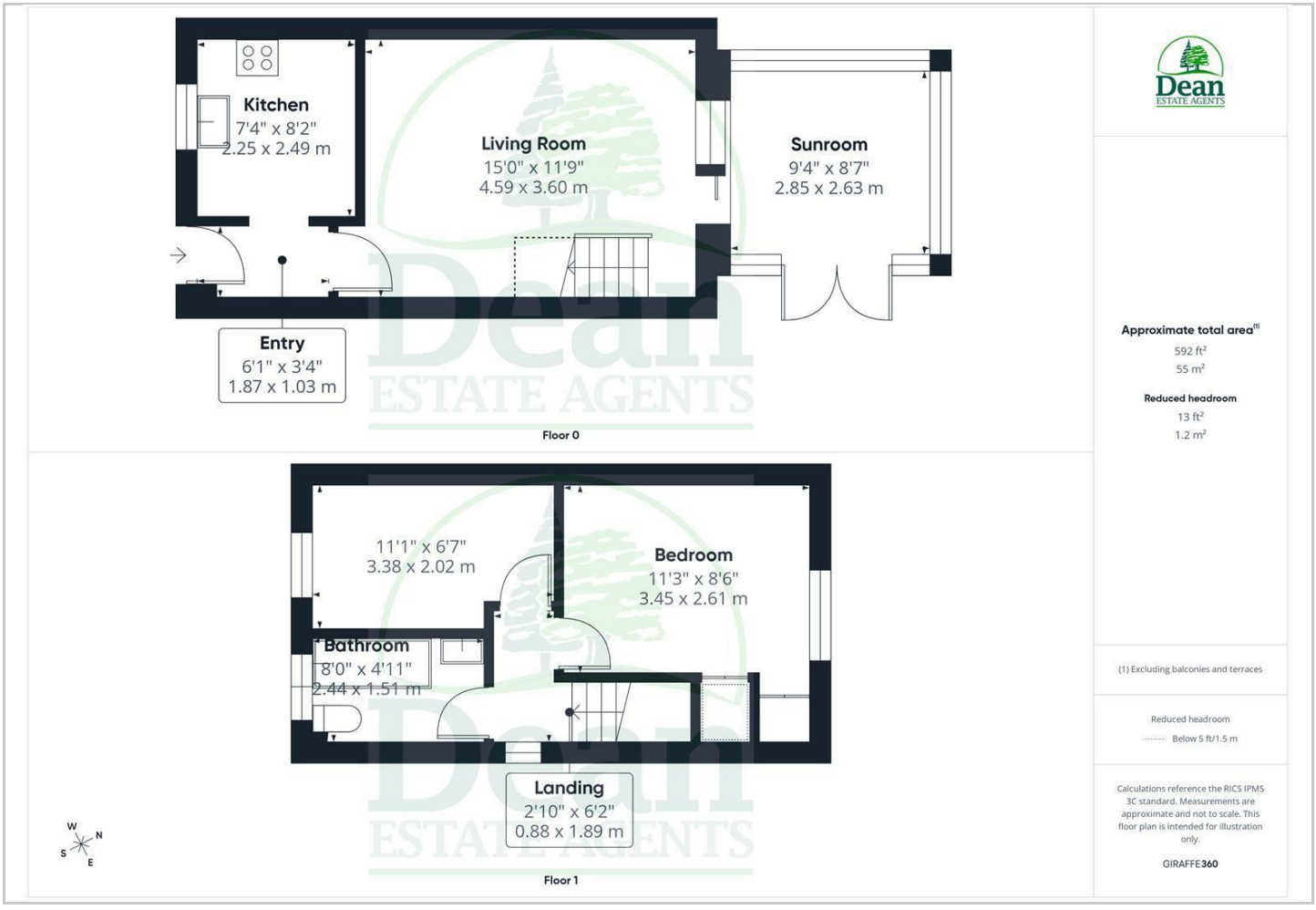
Hybrid Map



Terrain Map



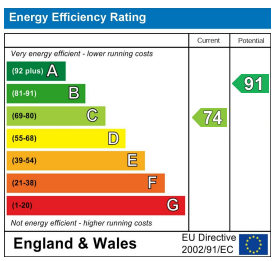
Floor Plan



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



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