



Greenfield Road, Lydbrook, GL17 9RB

£220,000

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# 59 Greenfield Road

Lydbrook, GL17 9RB

- SEMI-DETACHED HOUSE
- COUNTRYSIDE VIEWS
- VILLAGE LOCATION
- FIRST TIME ON THE MARKET
- LARGE PLOT
- THREE BEDROOMS
- FRONT & REAR GARDENS
- END OF CUL DE SAC
- OFF ROAD PARKING
- MUST BE VIEWED!

\*\*\*NO ONWARD CHAIN\*\*\* Dean Estate Agents are delighted to offer to the market this semi-detached family home, occupying a fantastic plot in a popular village location at the end of a quiet cul-de-sac, with gorgeous woodland views to the rear. Coming to the market for the first time since being built, the property offers huge potential and would benefit from some modernisation, making it an ideal opportunity for buyers looking to put their own stamp on a home.

The accommodation comprises two reception rooms, including a dual-aspect lounge and separate dining room, along with a kitchen on the ground floor. Upstairs, there are three sizeable bedrooms, a shower room and a separate W.C.

Outside, the generous wraparound garden is mainly laid to lawn with a patio area providing space for seating and outdoor dining. To the rear, the property enjoys beautiful views over the surrounding woodland, and further benefits include off-road parking. This is a wonderful chance to purchase a home in a lovely setting with superb scope for improvement.

The family home is situated in the rural village of Joys Green in the Forest of Dean. The village benefits from a large green with a park situated in the centre and woodland walks nearby. Lydbrook has many further amenities to include a public house, doctors surgery, convenience shop and takeaways.



Approached via double glazed front door into:

Entrance Hallway:	4'4" x 3'0" (1.34m x 0.92m)
Lounge:	17'7" x 9'0" (5.36m x 2.75m)
Dining Room:	11'1" x 10'1" (3.39m x 3.09m)
Kitchen:	11'11" x 6'0" (3.64m x 1.85m)
Rear Hallway:	5'7" x 2'11" (1.71m x 0.90m)
First Floor Landing:	10'9" x 2'10" (3.29m x 0.87m)
Bedroom One:	11'10" x 9'8" (3.62m x 2.97m)
Bedroom Two:	11'1" x 9'8" (3.40m x 2.95m)
Bedroom Three:	8'2" x 7'7" (2.50m x 2.33m)
Shower Room:	5'5" x 5'2" (1.67m x 1.60m)
W.C.:	4'11" x 2'7" (1.52m x 0.79m)
Outside:	





Directions

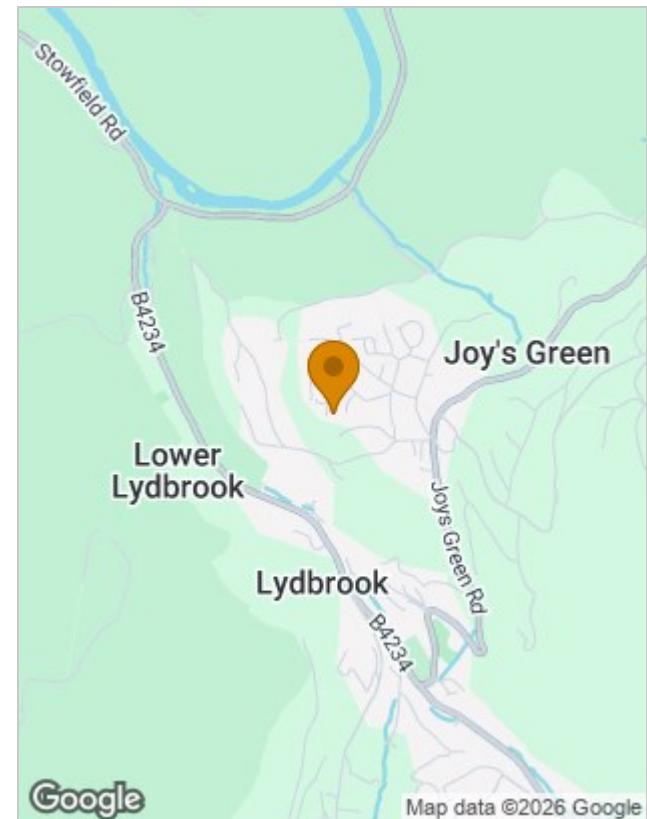




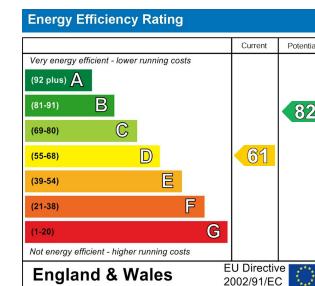
## Floor Plans



## 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.