



Kimberley Close, Lydney
£495,000

4 bedroom bungalow for sale | Freehold

At first glance

- 2 bathrooms
- 4 bedrooms
- Convenient location
- Driveway
- Extensive wrap around gardens
- Garage
- Outdoor storage and workshop
- Walking distance from Town
- Larger than average plot size

In detail

A well-presented and spacious four bedroom detached dormer bungalow offering driveway providing parking, large corner plot wrap around gardens and various outbuildings to include a summer house, storage room, garage and greenhouse with surrounding vegetable patches, situated in an ideal location.

This property is perfect for those looking to house their budding families and be within close distance to the local town's amenities. Offering comfortable and generous accommodation, internally the ground floor comprises; entrance hall, lounge, kitchen, garden room, rear porch, shower room and two bedrooms. The first floor comprises; two further bedrooms and bathroom. Externally, there is a garage with power and lighting supply, storage room, summer house and greenhouse with vegetable beds. The gardens wrap around the property and offer ample space for outdoor entertainment. There is a driveway to the front providing parking.

Lydney town offers a wide range of facilities including a variety of shops, banks, building societies, supermarkets and a locally treasured park, as well as a sports centre, golf course, doctor's surgeries, train station, primary and secondary schools. A wider range of facilities are also available throughout the Forest of Dean including an abundance of picturesque woodland and river walks and outdoor pursuit activities. The Severn crossings and M4 towards London, Bristol and Cardiff are easily reached from this area along with the cities of Gloucester and Cheltenham for access onto the M5 and the Midlands.

Council Tax Band: D (Forest of Dean District Council)

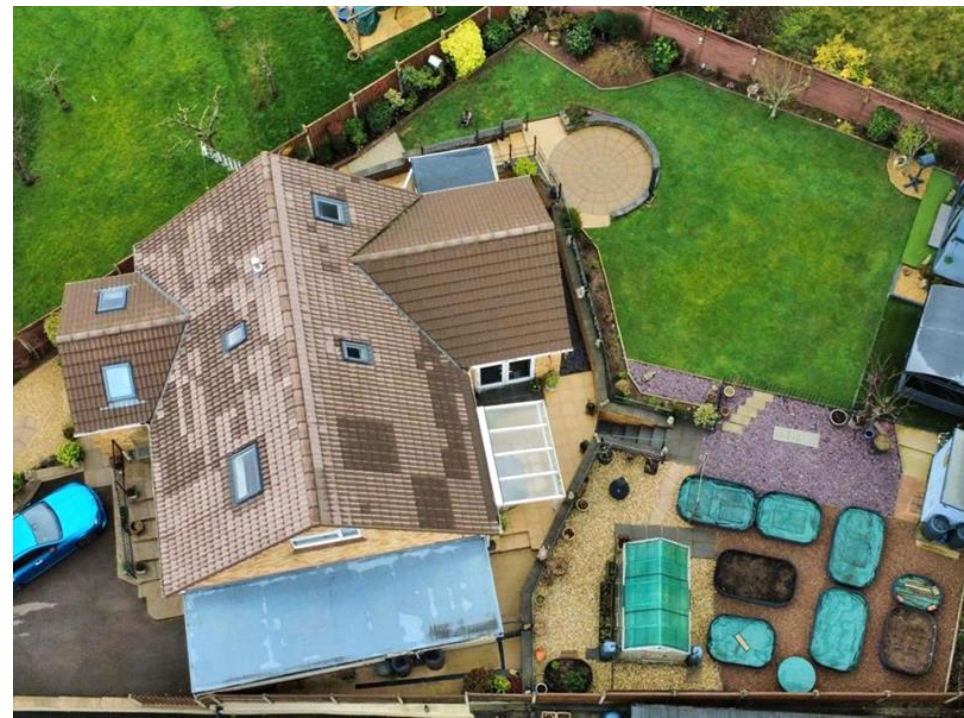
Tenure: Freehold

Electricity supply: Mains

Heating: Gas Mains

Water supply: Mains

Sewerage: Mains





Entrance hall

Window to front aspect, carpeted flooring, stairs leading up to first floor, access through to lounge, two bedrooms, shower room and kitchen, storage cupboards, radiator.

Lounge

Carpeted flooring, feature fireplace with gas fire, radiator, window to front aspect, velux windows, access through to kitchen.

Kitchen

Open plan layout with garden room.

Tiled flooring, fitted units at eye and base level with quartz worktop space, granite topped breakfast bar unit, sink unit with drainer, space and plumbing for washing machine and tumble dryer, integrated dual ovens, hob with extractor hood above, space and plumbing for dishwasher, space for freestanding fridge freezer, tiled splash backs, window to side aspect.

Garden room

Carpeted flooring, windows to rear aspect, French doors providing access to outside, door providing access through to rear porch.

Shower

Corner shower enclosure, WC, wash hand basin with vanity unit underneath, heated towel rail, window to rear aspect, fully tiled.

Bedroom 2

Carpeted flooring, radiator, window to rear aspect.

Bedroom 3

Carpeted flooring, radiator, window to front aspect.

FIRST FLOOR:

Landing

Access through to bathroom, two bedrooms and eaves storage.

Bedroom 1

Carpeted flooring, radiator, windows to front and side aspects.

Bedroom 4

Carpeted flooring, radiator, velux window.

Bathroom

Bath with shower attachment, WC, wash hand basin with vanity unit underneath, velux window, fully tiled.

Outside

There is a driveway to front providing parking for multiple vehicles with access to the garage. The gardens wrap around the property and offer plenty of space to sit outside and relax. The gardens are mainly laid to patio and lawn, with a variety of bushes, shrubs and flowers. There is a summer house offering a great entertainment space outside during warmer months, but also space for workshop if desired. To the side, there is a gravelled area with vegetable beds and greenhouse; perfect for those interested in growing their own produce.

Storage room

Perfect for storing outdoor equipment and tools, but also could be utilised as a home gym or home office.

Garage

Up and over door, power and lighting supply.

Services

Mains gas, water, electric and drainage connected.

** The services and heating system, where applicable, have not been tested. **

Viewings

By prior appointment with Hills.

Rates

Council Tax Band: D



Please refer to https://www.counciltax.info/council/forest_of_dean for prices in the Forest of Dean and <https://www.gov.uk/council-tax-bands> for the Tax Band.

Water Rates

Severn Trent - to be advised.

Money Laundering Regulations

To comply with MLR, all prospective purchasers will be asked to produce ID documentation at the time of making an offer. We kindly ask for your cooperation during this.



Town and Country



Commercial

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fitings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

