



# CINDERFORD

Guide price **£300,000**





# TREBARWITH

Buckshaft Road, Cinderford, Gloucestershire GL14 3DN



Detached bungalow  
Two double bedrooms  
Good plot size

This two-bedroom detached bungalow is located in Buckshaft, just on the outskirts of Cinderford. The property is set back from the road in an elevated position giving views over the beautiful Forest of Dean. The property is well located being within easy reach of local schools, shops and amenities.

Situated on the edge of Cinderford within close distance to the market town of Ross-on-Wye and Gloucester. This two-bedroom, detached bungalow is situated in a residential area within a short distance of local amenities and schooling. Cinderford is located in the Forest of Dean with beautiful scenery and walks surrounding, while accessible links allow easy commuting to neighbouring towns and cities, providing a wonderful balance between rural and town living.





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### KEY FEATURES

- Detached bungalow
- Two double bedrooms
- Good size plot
- Close to local amenities
- Beautiful mature garden
- Private driveway with off road parking





# STEP INSIDE



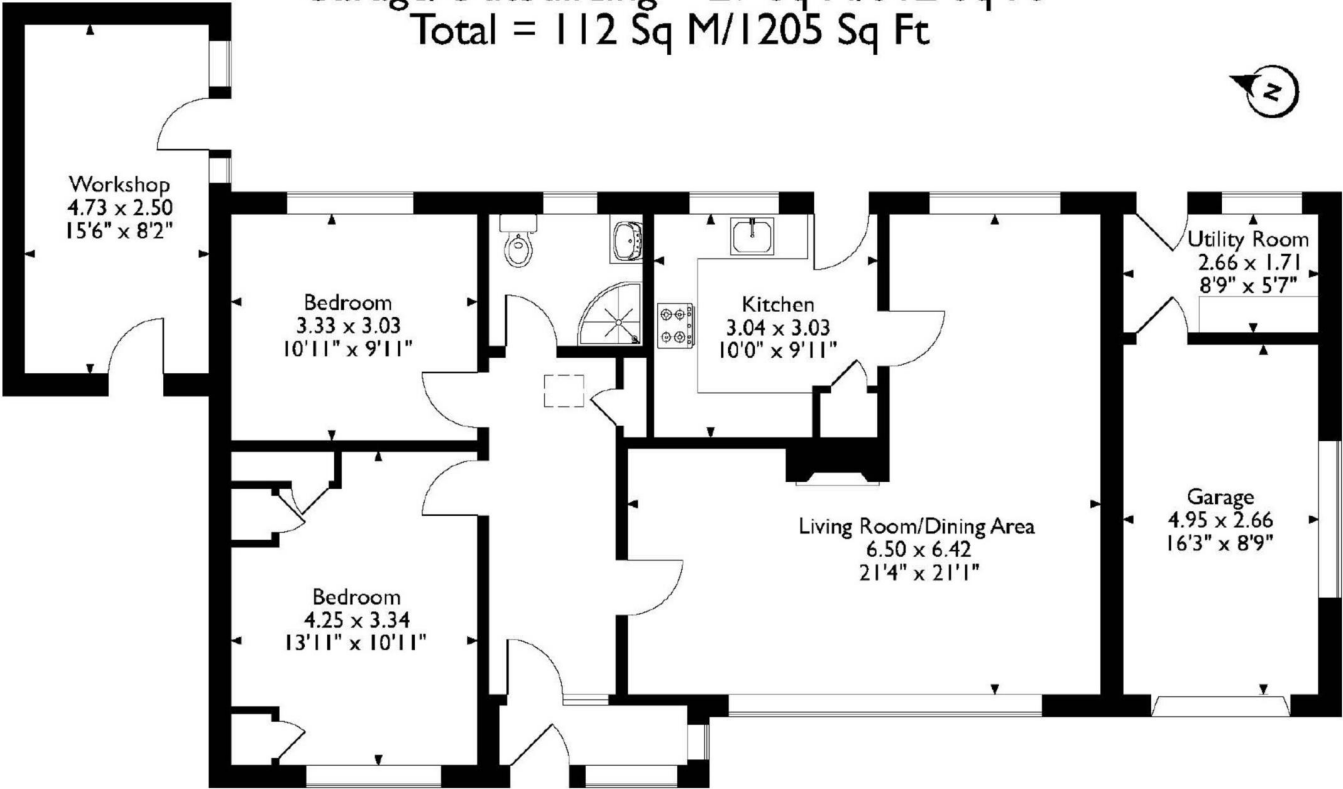
Upon entering the property, you are greeted into a porch with an inner door into the spacious entrance hall. The entrance hall leads through to the living accommodation, two double bedrooms and the bathroom.

The lounge/ dining room is a good size and has a large picture window overlooking the Forest of Dean whilst bringing floods of light through the property. A door from the dining area takes you into the kitchen where you will find a fitted kitchen with integrated appliances to include induction style hob with extractor and an electric oven. There is also plumbing for a washing machine and plenty of storage space with wall and base units.

A door from the kitchen takes you out to the rear garden. The two bedrooms are both good size doubles with the principal bedroom benefitting from fitted furniture providing plenty of storage space. The shower room has a three-piece suite.



Approximate Gross Internal Area  
Main House = 83 Sq M/893 Sq Ft  
Garage/Outbuilding = 29 Sq M/312 Sq Ft  
Total = 112 Sq M/1205 Sq Ft



Ground Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



# STEP OUTSIDE



The property is approached by a sweeping driveway providing ample parking and access to the single garage. There is further parking accessed via a separate gate. The front garden has a variety of mature trees and shrubs. The rear garden has a patio area with steps leading up to the main garden which is mainly laid to lawn with various mature plants, trees and shrubs. The garden is private and has beautiful views over the Forest of Dean. There is a door into the utility space which had been converted from part of the garage and also access into the second singular garage which is on the opposite side of the property which is currently being used as a potting shed.

## INFORMATION

Postcode: GL14 3DN

Tenure: Freehold

Tax Band: D

Heating: Gas

Drainage: Mains

EPC: D



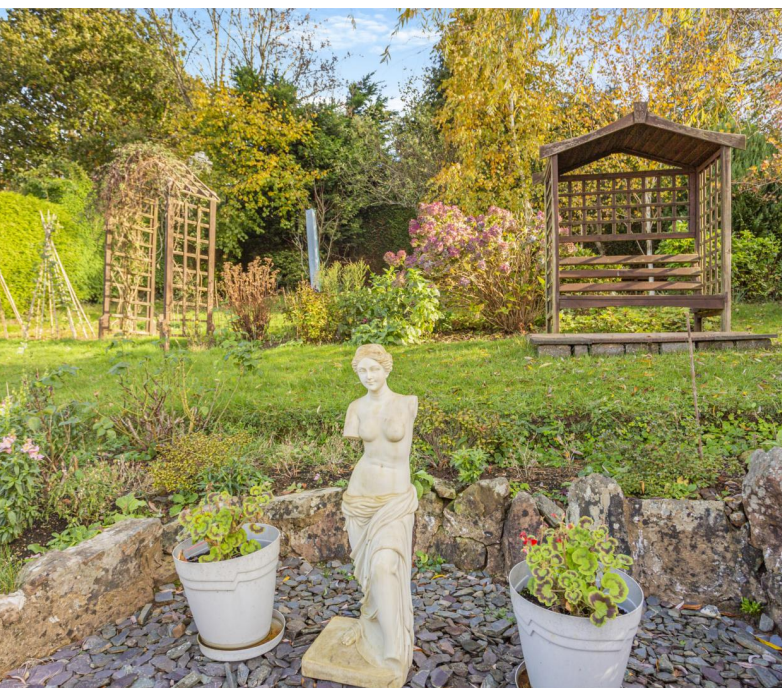




## DIRECTIONS

From Ross-on-Wye head down the A40 towards Weston-Under-Penyard. After around 2.7 miles you will turn right. After around 3 miles turn right onto Drybrook Road then shortly after turn left onto Morse Road. After around 0.2 miles you will be turning right onto the A4136 and then immediately left onto the A4151. Stay on this road for around 2 miles where you will then turn right onto Abbots Road. At the roundabout take the 3rd exit onto St. Whites Road and then left onto Buckshaft Road. Follow the road down where you will shortly find the property on your left hand side.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)		86
B (81-91)		
C (69-80)		
D (55-68)	66	
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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All measurements are approximate and quoted in imperial with metric equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Floorplans and photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.