



BRIDSTOW, ROSS-ON-WYE

Guide price **£190,000**



1 WARREN COTTAGES

Bridstow, Ross-on-Wye, Herefordshire HR9 6QH



One Bedroom Character Cottage
Ideal First Time Buy Or Holiday Let
Popular And Sought After Village Location

A charming and inviting one bedroom cottage situated in the sought after village location of Bridstow, the property is an ideal first time buy or investment, being a perfect holiday let/airBnB.

There are many character features which can be found throughout, to include exposed ceiling beams, feature fireplace with wood-burner inset and a spiral staircase which leads to the bedroom.

This one-bedroom property offers well-presented living accommodation throughout boasting character features, being situated in a popular village location close to nearby amenities.

The village of Bridstow offers a Primary School, Village Hall and Parish Church, a well-regarded comprehensive school is in the nearby town of Ross.

The nearby pretty market town of Ross-on-Wye, with its picturesque river walks, offers an array of excellent shopping facilities and schools. The M50 motorway is easily accessible and provides excellent commuter links to the M5 giving good access to Birmingham and the North, Bristol and the South. The A40 leads to the M4 at Newport, giving good access to Cardiff and Wales.

As you approach the cottage, the front door gives access into the kitchen. The modern shaker-style kitchen is well equipped with a range of fitted, wall, base and drawer mounted units, built in appliances and space for fridge/freezer. The kitchen is well-lit thanks to a Velux skylight and a front aspect window that fills the space with natural light.

Upon stepping up from the kitchen, you'll find yourself in the cosy lounge. The main focal point of this room is a woodburner, creating a warm and inviting atmosphere, exposed ceiling beams add character to the space, giving it further character. From the lounge, a unique spiral staircase takes you to the bedroom. A door from the lounge leads to the bathroom, which features a white suite complete with a bathtub with shower over, close-coupled toilet, and a wash hand basin, frosted window to the front aspect.

The bedroom is a comfortable double room with two front aspect windows, allowing plenty of natural light to fill the space, also having countryside views. There is built-in storage in this room.

This cottage offers a perfect blend of modern comforts and traditional charm, making it an ideal retreat in the picturesque setting of Bridstow.

Guide price
£190,000



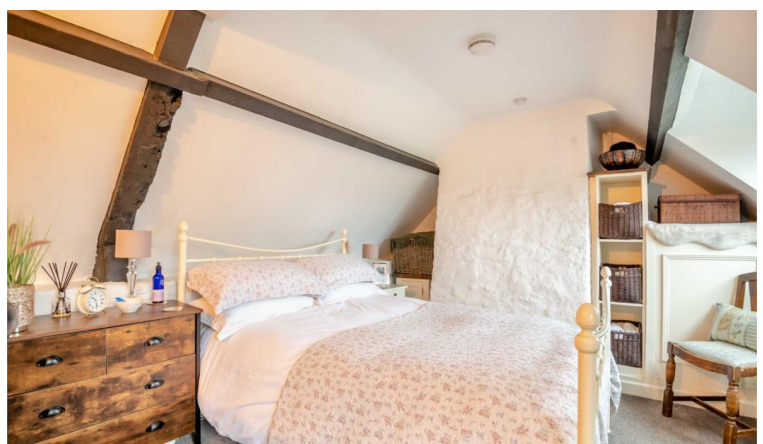
KEY FEATURES

- One Bedroom Cottage
- Popular And Sought After Village Location
- Ideal First Time Buy Or Holiday Let
- Character Features Throughout
- Easily Accessible Transport Links
- Countryside Views

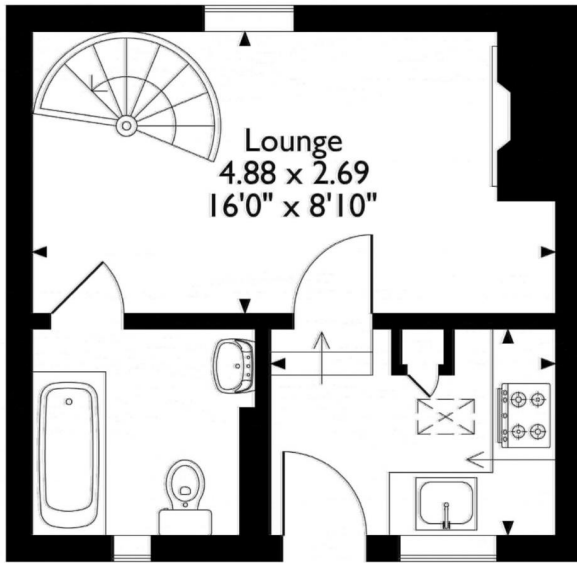


STEP OUTSIDE

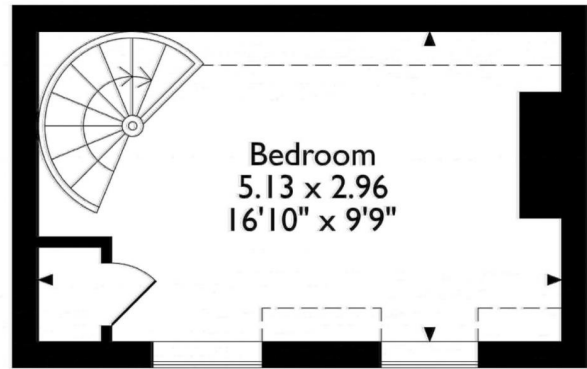
The front of the property has steps up which lead to the front door, there is a storage shed to the side of the property, ideal for storing logs.



Approximate Gross Internal Area 37 Sq M/398 Sq Ft



Ground Floor



First 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.

DIRECTIONS

From the centre of Ross-on-Wye proceed to the Wilton Roundabout and take the second turning onto the A49 towards Hereford. Continue along turning right signposted Hoarwithy, continue on this road for 0.5 miles where the property can be found via or for sale board.



INFORMATION

Postcode: HR9 6QH
Tenure: Freehold
Tax Band: A
Heating: Electric
Drainage: Mains
EPC: E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		91
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	42	
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

52 Broad Street, Ross-on-Wye, HR9 7DY

01989 768484

ross@archerandco.com

www.archerandco.com



ARCHER
& CO

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.