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68 Ryder Close, Dursley,
GL11 5SG

Asking Price
£285,000



WELL SITUATED SEMI-DETACHED BUNGALOW, SOUGHT AFTER CUL-DE-SAC LOCATION, GAS FIRED CENTRAL HEATING, EXTENSIVE DOUBLE GLAZING, ENTRANCE HALL, LIVING ROOM, MODERN FITTED KITCHEN, TWO BEDROOMS, MODERN SHOWER ROOM, BLOCK PAVED DRIVEWAY WITH PARKING, GARAGE, GARDENS TO FRONT AND REAR.
ENERGY RATING: D

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SITUATION

This semi-detached bungalow is located in the popular and sought after area of Ryder Close on Norman Hill in Cam. The house occupies an elevated position with views to the front overlooking the surrounding countryside. The property is well situated for a range of shopping facilities including: Tesco supermarket in Cam and Sainsbury's supermarket in Dursley. The town also has a wider range of local retailers along with library, swimming pool and 18 hole golf course at Stinchcombe Hill. Cam and Dursley have a choice of four primary schools as well as secondary schooling at Rednock Comprehensive School. Cam has a 'Park and Ride' railway station with regular services to Gloucester and Bristol with onward connections to the national rail network. Cam is also well placed for commuting via the nearby A38 and M5/M4 motorway network.

DIRECTIONS

From Dursley town centre proceed north west out of town on the A4135, continuing straight across at the first and second mini roundabouts, after the second mini roundabout proceed for approximately 300 metres, taking the first turning on the right into Woodview Road and continue down the incline taking the third turning on the right into Ryder Close, follow the road round to the left and round to the left again and number 68 will be found on the right hand side.

DESCRIPTION

This semi-detached bungalow was constructed approximately 50 years ago and has been improved considerably over more recent years by the current owners including the replacement of the kitchen and shower room. The property benefits from gas fired radiator central heating and extensive upvc double glazing. The accommodation includes: attractive living room with views of the garden, modern fitted kitchen, double and single bedroom, along with shower room. The garden has ramped access and the property must be seen to be fully appreciated. We suggest viewing at your earliest opportunity.

THE ACCOMMODATION

(Please note that our room sizes are quoted in metres to the nearest one hundredth of a metre on a wall to wall basis. The imperial equivalent (included in brackets) is only intended as an approximate guide).

PORCH

Double glazed front door.

ENTRANCE HALL

Having double glazed front door, radiator, built-in cupboard, airing cupboard with central heating boiler supplying radiator central heating and domestic hot water.

LIVING ROOM 5.69m x 3.23m (18'8" x 10'7")

Having radiator, patio doors to rear with views over the garden.

KITCHEN 3.06m x 2.70m (10'0" x 8'10")

Having a range of modern wall and base units, laminated work surfaces over, stainless steel single drainer sink unit, ceramic hob, cooker hood, built-in oven, plumbing for washing machine, radiator, tiled floor, double glazed door and double glazed window to rear.

BEDROOM ONE 3.25m x 3.16m (10'7" x 10'4")

Having double glazed window to front and radiator.

BEDROOM TWO 2.73m x 2.70m max (8'11" x 8'10" max)

Having double glazed window to front and radiator

SHOWER ROOM

Having vanity wash hand basin, WC, shower cubicle with mixer shower, double glazed window to side.

EXTERNALLY

To the front of the property the garden is laid to lawn with block paved driveway with parking for a number of cars leading to GARAGE 5.33m x 2.40m having double glazed window and up-and-over door. The rear gardens are

enclosed with ramped access, paved patio area, lawn, shrubs and GREENHOUSE.

AGENT NOTES

Tenure: Freehold

Services: All mains services are understood to be connected.

Council Tax Band: C

Broadband: Fibre to the Cabinet.

For mobile signal and wireless broadband: Please see www.checker.ofcom.org.uk for more information

VIEWING

By appointment with the owner's sole agents as over.

FINANCIAL SERVICES

We may offer prospective purchasers' financial advice in order to assist the progress of the sale. Bennett Jones Partnership introduces only to Kingsbridge Independent Mortgage Advice and if so, may be paid an introductory commission which averages £128.00.

