

HUNTERS®

HERE TO GET *you* THERE



29 Tiltdown Close

Dursley, GL11 6HG

Guide Price £350,000



Council Tax: B



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Entrance

11'3" x 7'10" (3.45 x 2.41)

Front door leading to spacious hallway, stairs to first floor landing, laminate flooring, ceiling light and radiator.

Lounge

13'3" x 11'10" (4.04m x 3.61m)

Glass door leading into lounge, UPVC bay window to front, radiator, laminate flooring, ceiling light.

Kitchen/Breakfast Room

21'3" x 8'9" (6.48m x 2.67m)

Fitted with stylish Shaker style units with work-surfaces over, sink and drainer unit, double oven and induction hob with extractor over. Fitted appliances including fridge/freezer, dishwasher and washing machine. Spotlights, ceiling lights, radiator and laminate flooring. Sliding doors and window to garden room.

Garden Room

16'1" x 12' (4.90m x 3.66m)

UPVC windows and French doors leading into the garden, spotlights, radiator, tiled flooring.

Annex/Bedroom Four

10'8" x 9'1" (3.25m x 2.77m)

Versatile ground floor room with direct access from the front, laminate flooring, radiator, ceiling light, window to front and door to:

En-Suite Shower Room

Shower cubicle, wc, wash hand basin with storage below, laminate flooring, radiator and frosted glass window.

First Floor Landing

From the entrance hall stairs lead to first floor landing with window to side.

Bedroom One

14'8" max x 10' (4.47m max x 3.05m)

Double room, UPVC window to rear, ceiling light, radiator.

Bedroom Two

11'3" x 10'11" (3.43m x 3.33m)

Double room, UPVC window to front and built-in storage.

Bedroom Three

7'9" x 6'5" (2.36m x 1.96m)

Single room, UPVC window to front, ceiling light.

Shower Room

Walk-in shower, wc, wash hand basin with storage below, laminate flooring and frosted glass window.

Garden

The rear garden has a patio, generous lawned area with feature barked area, enclosed by fencing.

Recently renovated and offered with no onward chain, this spacious three-bedroom home with a separate annexe is a rare opportunity on the market - ideal for families, multi-generational living or those working from home. The property has undergone a full refurbishment including new carpets and flooring, a stylish new kitchen, updated shower rooms, plumbing, electrics, and full redecoration throughout.

To the front, a large gravel driveway provides ample off-road parking. Inside, the light and airy lounge features a bay window and leads to a beautifully designed Shaker-style kitchen in deep blue tones, complete with integrated appliances. A bright garden room with an insulated roof, spot lighting, and French doors opens out to the generous rear garden - featuring a patio, lawn, and barked play area.

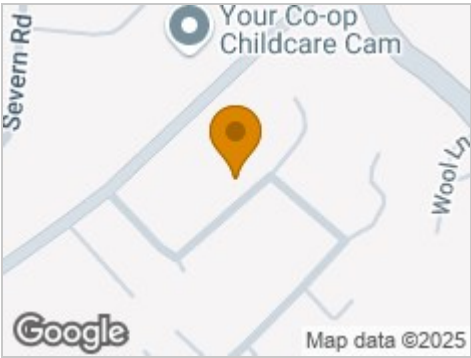
The unique addition of a self-contained annexe provides a fourth bedroom or additional living space, with its own private front entrance and en-suite shower room - perfect for guests, teenagers, or rental potential. Upstairs are three well-proportioned bedrooms and a modern family shower room.

The property is well positioned and within walking distance of Woodfield shops and primary school whilst a larger range of facilities are available at nearby Cam including Tescos Supermarket and Dursley town centre with its bustling shops, Sainsburys Supermarket, leisure centre/swimming pool and Rednock Secondary School. This is an ideal commuting point for those requiring access to Bristol, Gloucester and Cheltenham via the A38 and M5 motorway and there is a mainline train station at Box Road, Cam; serving Bristol and London (Paddington) via Gloucester.

- Recently Renovated Semi-Detached Property
 - Lounge with Bay Window to Front
 - Kitchen with Integrated Appliances
 - Family Shower Room
 - Driveway Parking
- Three Bedrooms
 - Garden Room
- Annexe /Bedroom Four with En-Suite Facilities
 - Enclosed Rear Garden
 - No Onward Chain



Road Map



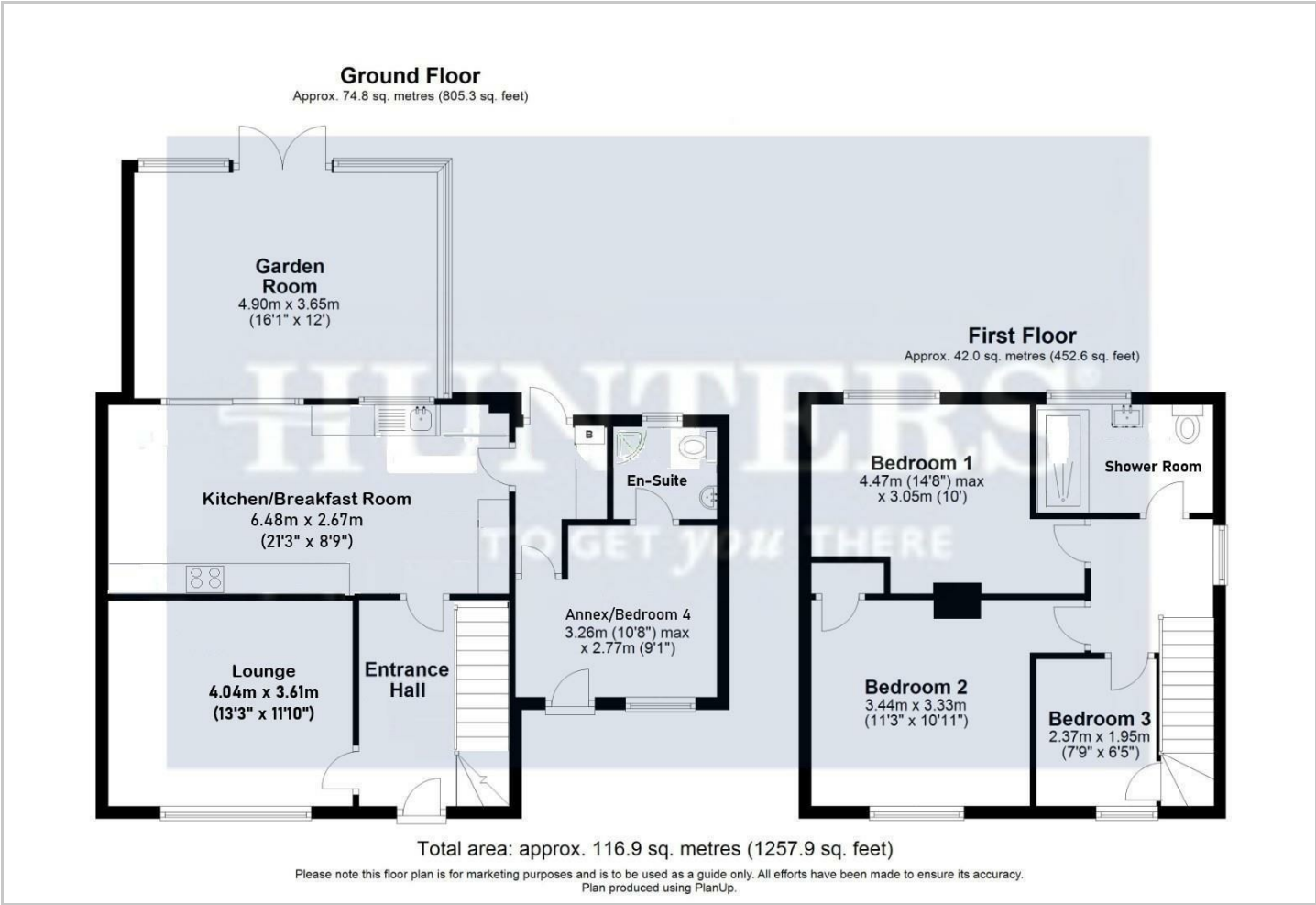
Hybrid Map



Terrain Map



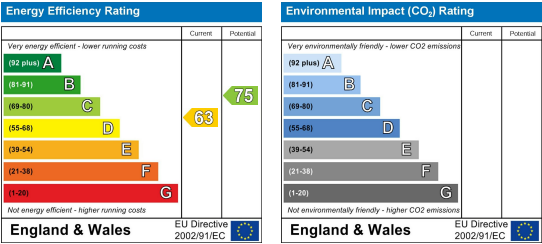
Floor Plan



Viewing

Please contact our Hunters Dursley Office on 01453 542 395 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.