



## Lower Poole Road, Dursley

- Beautifully Presented, Individual Detached Property, Built 2016
- Fitted Kitchen and Utility Room/Cloakroom
- Oak Staircase Leading to the First Floor
- Modern Bathroom
- Shingle and Hard-standing Parking Areas

- Entrance Hallway
- Spacious Lounge/Dining Room with French Doors to Garden
- Two Double Bedrooms with Views
- Enclosed Garden with Storage and Views
- Viewing Essential to Fully Appreciate the Property on Offer

**Asking Price £365,000**





# Lower Poole Road, Dursley

## DESCRIPTION

Found in the popular market town of Dursley, this beautifully presented detached house, built in 2016, offers a perfect blend of modern living and comfort. The property is extremely presented throughout, making it an ideal choice for those seeking a stylish and inviting home.

As you enter, you are welcomed by an entrance hallway giving access to a fully fitted kitchen with fridge/freezer, dish-washer and free-standing CDA oven, featuring a vaulted ceiling that adds a sense of space. The kitchen is designed for both functionality and aesthetics, making it a joy for any home cook. The hallway also leads to the handy utility room/cloakroom. enhancing the practicality of the space.

The heart of the home is the generous lounge/dining room, which boasts French doors that open directly onto the garden, creating a seamless connection between indoor and outdoor living with a 120 inch cinema screen. This area is perfect for entertaining guests or enjoying quiet evenings with family.

On the first floor, the main bedroom is complete with built-in storage and a window that offers views to the front. The second bedroom also enjoys views, making it a pleasant space for relaxation. A contemporary bathroom serves both bedrooms, featuring modern fixtures and finishes. The property also has zoned under-floor heating.

Outside, the garden features a porcelain patio area that is perfect for al fresco dining or simply soaking up the sun. Additionally, there are two handy storage areas, along with both gravel and hard-standing for parking, ensuring that practicality is not overlooked.

This property is a wonderful opportunity for anyone looking to settle into a community with accessible location, combining modern amenities with a warm and inviting atmosphere.





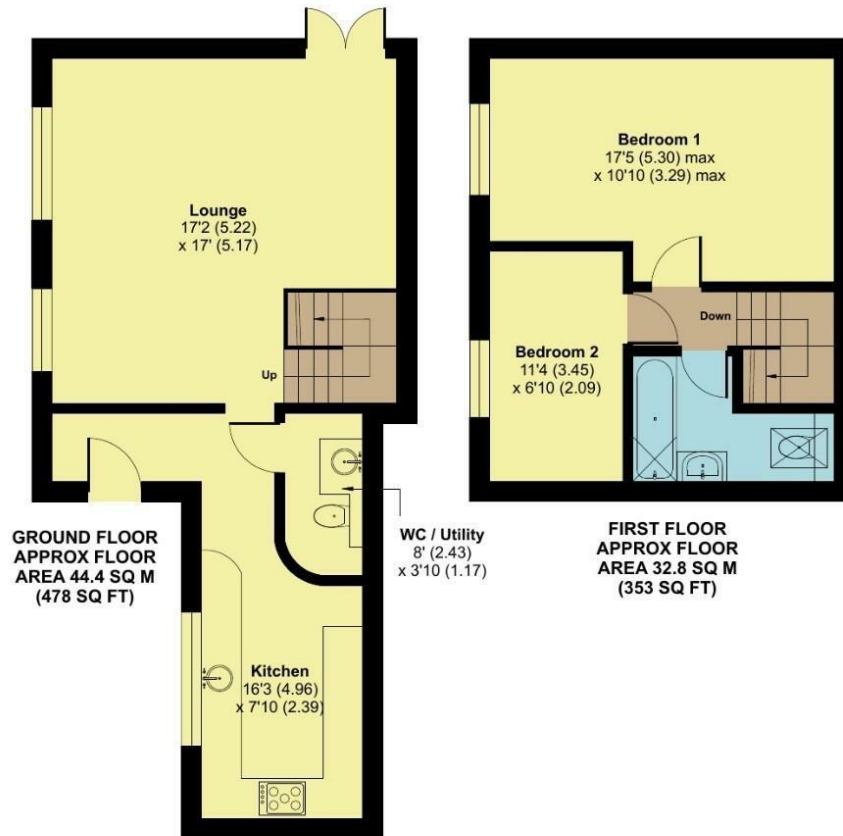




## Lower Poole Road, Dursley, GL11

Approximate Area = 831 sq ft / 77.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Hunters Property Group. REF: 1406474

### Viewings

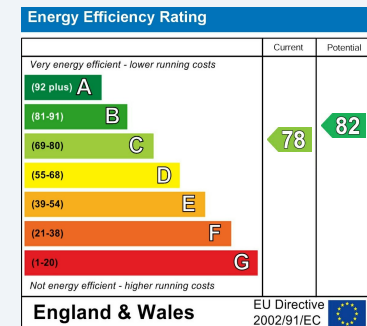
Please contact [dursley@hunters.com](mailto:dursley@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.



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