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## **Valley View Cottage The Slad, Longhope, GL17 0PT**

**£365,000**

**Escape to the Countryside!**

This three bedroom home is one of those properties you never thought existed. This cottage is charming, it would suit downsizers or couples looking to move to the countryside, if you love the outdoors this is for you.

Situated in the Valley its elevated position provides a tranquil setting of gardens and woodland with views, all in a plot approaching half an acre (approx.).

Kitchen/Breakfast Room 18'8 x 8'3 (5.69m x 2.51m)

Lounge 11'4 x 9'10 (3.45m x 3.00m)

Bedroom 1 11'4 x 9'5 (3.45m x 2.87m)

Bedroom 2 9'4 x 7'11 (2.84m x 2.41m)

Bedroom 3 10'4 x 5'9 (3.15m x 1.75m)

Bathroom

#### **OUTSIDE**

Leading to the property down the lane you will first come to the car port ideal undercover parking/storage with power, additional parking to the rear of the carport also.

The rear garden is accessed via steps the garden is in sections with various aspects being mainly laid to lawn. the garden has to be seen to be appreciated as there are lots of areas that can be utilised for enjoying the outside space or entertaining. The views from the gardens are amazing overlooking the countryside.

The woodland area is an secluded extension to the garden ideal for wildlife current visitors include Fox's Munk-jack deer, rabbits, badgers, squirrels and birds of all kinds, the gardens and ground approach HALF AN ACRE. (approx.)

#### **Useful Information**

Fibre internet entry point (currently connected to Giga clear)

The 4 x garden sheds all have power and lighting.

Summer House has power & lighting.

Car Port has power (13a EV charger capable) if required.

#### **Services**

Mains Water, shared septic tank and Electric heating

Forest Of Dean District Council tax band: C

#### **Tenure**

Freehold

#### **Directions**

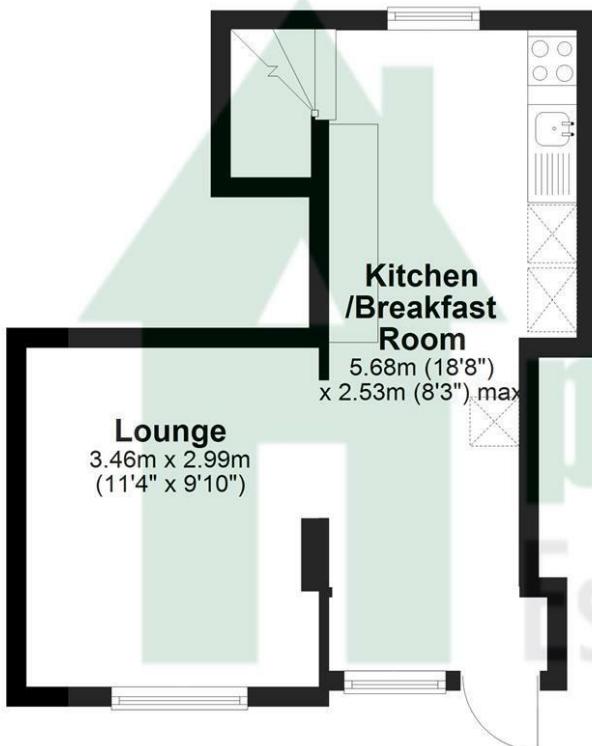
Postcode: GL17 0PT

What3Words: trombone.wriggle.input

## Floor Plan

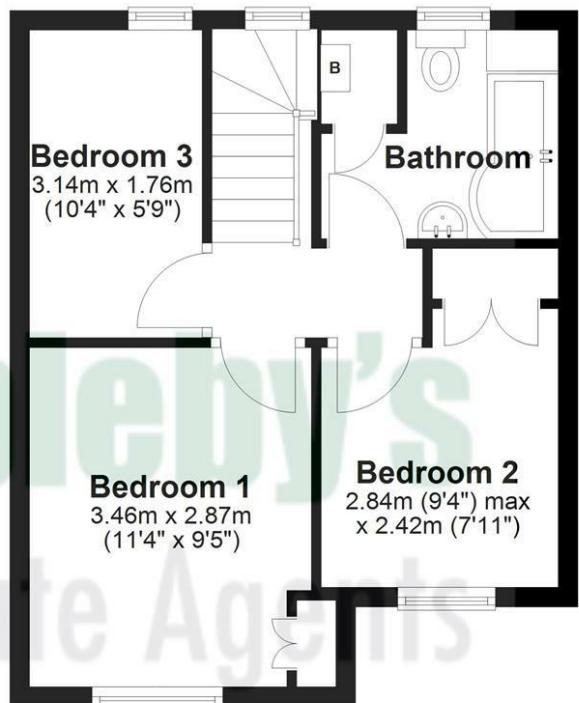
### Ground Floor

Approx. 26.7 sq. metres (287.7 sq. feet)



### First Floor

Approx. 33.8 sq. metres (363.8 sq. feet)



Total area: approx. 60.5 sq. metres (651.5 sq. feet)

**Valley View Cottage , The Slad, Little London**

## Area Map



## Energy Efficiency Graph

