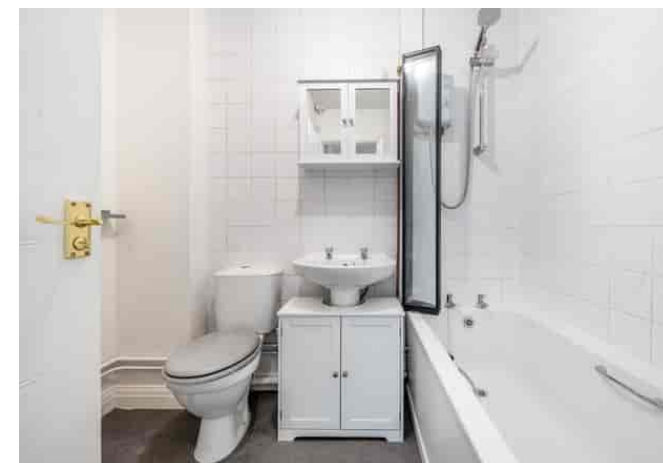




41 Dudbridge Meadow, Dudbridge, Stroud, Gloucestershire, GL5 3NH
£159,950

PETER JOY
Sales & Lettings



41 Dudbridge Meadow, Dudbridge, Stroud, Gloucestershire, GL5 3NH

A well presented first floor flat at the end of this popular cul de sac in Dudbridge that has recently undergone refurbishment with two bedrooms, a refitted kitchen, bathroom and allocated parking space, offered to the market with no onward chain.

ENTRANCE HALL, SITTING ROOM, KITCHEN WITH RE FITTED CABINETS, TWO BEDROOMS, BATHROOM, PARKING, CHAIN FREE.



Viewing by appointment only

The Old Chapel, Brimscombe, London Road, Stroud, GL5 2SA

t: 01453 766333

Email: stroud@peterjoy.co.uk



Description

41 Dudbridge Meadow is a well presented first floor flat at the end of a popular cul de sac at Dudbridge. This location is set away from the road and most passing traffic and offers easy access to local shops and amenities, with canal-side walks just down the road. The property was built in the 1990's using traditional methods and has been owned by the current vendor for many years. It has been a successful rental property for them, but they have now decided to sell, and prospective buyers will be pleased to learn that they have bought the property bang up to date prior to marketing and have redecorated, re carpeted and fitted a new kitchen.

You enter the building via a communal hall, with a staircase up to this property. The flat comprises an entrance hall, sitting room, kitchen with newly fitted contemporary kitchen cabinets, two bedrooms and a bathroom. Tasteful colour schemes have been used to decorate throughout, and there is a pleasant outlook at the front over to trees and shrubs that border the cycle track. offered with no onward chain, call today to book your viewing.



Outside

The property benefits from an allocated parking space, visitor parking, use of a communal drying area and use of the small lawned areas by the property.

Location

Local amenities at Dudbridge include a range of shops, two supermarkets, a post office and several well regarded schools with country walks close by. Stroud town centre offers a wider range of shops and amenities. These include supermarkets, local speciality stores, a hospital, state and private schools and an award winning weekly farmers market. There is also a main line railway station, with Intercity services connecting with London (Paddington). Gloucester (9 miles), Cheltenham, Cirencester and Bristol are all within 30 miles proximity. Junction 13 of the M5 motorway is also within easy driving distance.

Directions

From Stroud centre proceed out on the A46. At the Golden Cross turn right, passing B&Q on your left, and turn left at the traffic lights, Take the next turning on your right, into Dudbridge Meadow. Follow this road around, passing the turning for Stanley View and continue. Bear left at the grand old house at the end of the road, and the property can be found a little way along on the left.

Property information

The property is leasehold, 125 year term from 1/6/1990, with 89 years remaining. Annual services charges of approximately £960 to include cleaning of the common areas, buildings insurance and external grounds maintenance. Electric heating, mains electricity, water and drainage. The council tax band is B. We have checked the service and reception levels available locally through the OFCOM network checker and the broadband services available include standard and super fast, and you are likely to have service from the main service providers (EE, Three, O2 and Vodafone).

Local Authority

Stroud District Council, Ebley Mill, Westward Road, Stroud, Gloucestershire GL5 4UB Tel: 01453 766321



41 Dudbridge Meadow, GL5 3NH

Approximate Gross Internal Area = 43.5 sq m / 468 sq ft

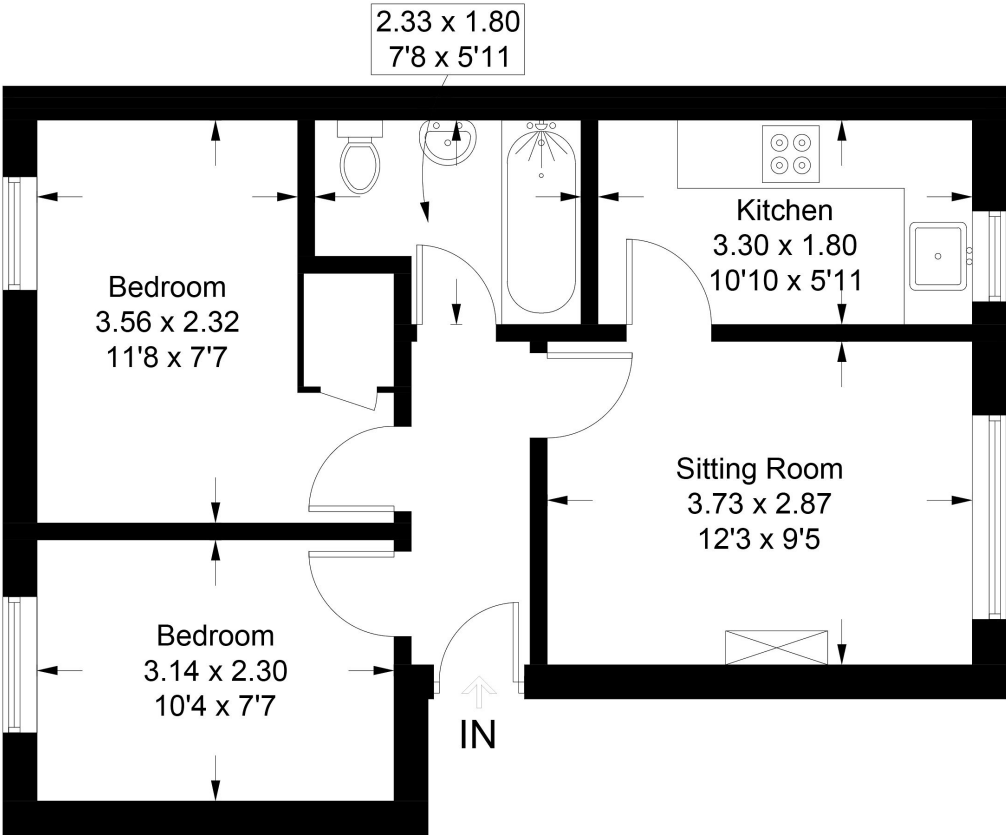
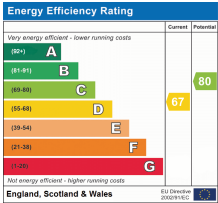


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1257527)



These sales particulars are prepared in good faith and are for general guidance only. We have not tested the services, appliances and fittings nor carried out a detailed survey and interested parties should employ their own professionals to make such enquiries before making any transactional decisions. Room sizes are internal and should not be relied upon for carpets and furnishings. Any plan is for layout and guidance only. Notice is given that all fixtures, fittings, carpets, curtains/blinds and kitchen equipment are deemed removable by the vendor unless specifically itemised within those particulars.