



24 Victoria Road, Brimscombe, Stroud, Gloucestershire, GL5 2QY
£375,000

PETER JOY
Sales & Lettings



24 Victoria Road, Brimscombe, Stroud, Gloucestershire, GL5 2QY

A well presented three bedroom semi detached character house in a popular road in Brimscombe with two reception rooms and landscaped gardens with lovely views from the sitting deck at the top (draft details)

ENTRANCE HALL, SITTING ROOM WITH FIREPLACE AND WOODBURNING STOVE, 16' DINING ROOM, KITCHEN, 14' REAR LOBBY, THREE BEDROOMS, BATHROOM, GARDENS AND PARKING PULL IN



Viewing by appointment only

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

t: 01453 766333

Email: stroud@peterjoy.co.uk



Description

A characterful presented semi-detached Victorian home, positioned on a popular residential road in the heart of Brimscombe, just a few miles to the east of the vibrant market town of Stroud. This attractive property benefits from an elevated setting that offers far-reaching views across the picturesque Golden Valley. The location is particularly appealing, with the Stroudwater Canal located at the bottom of the road - perfect for scenic walks and cycling - and hundreds of acres of protected National Trust countryside just up the hill on Minchinhampton and Rodborough Commons. The house is traditionally constructed from red brick beneath a pitched tiled roof and retains much of its original charm and character, with accommodation arranged over three floors.

On the ground floor, the entrance hall leads into a welcoming sitting room featuring a period fireplace and a recently fitted wood-burning stove. Adjacent to this is a dining room with its own open fireplace, a warm and sociable space for entertaining. The kitchen is beyond this, as is a useful rear lobby with access out to the garden. The first floor comprises a landing, two well-proportioned bedrooms and a bathroom. The second floor is home to a generous attic bedroom. Throughout the home, tasteful décor and carefully retained character features, such as fireplaces and exposed woodwork combine to create a warm and inviting atmosphere and both the first and second floors enjoy views across the valley.



Outside

The property features a pretty, terraced rear garden and a useful parking pull-in at the front. The garden is well designed and planted, with a paved seating area directly behind the house, sheltered by a pergola. Stone steps lead to two further levels, one of which includes a wildlife pond with frogs and other amphibians, while the top terrace features a recently refurbished decked area—an ideal spot to sit and enjoy the valley views. A practical garden shed sits just beyond. The garden is well stocked with a variety of mature shrubs and plants and has been carefully maintained by the current owner.

Location

Brimscombe primary school is just down the road on Brimscombe Hill. The closest amenities are just down the hill at Brimscombe Corner and includes a general store and a take away. The Ship Inn is opposite, serving good food and beer, with The Long Table across the road and Stroud Brewery along the canal path. Stroud town is approximately three miles distant. The town benefits from a variety of local independent shops, stores and amenities. The wider area has a wide range of shops and amenities, including supermarkets, a hospital, state and private schools, a leisure and sports centre, award winning weekly farmers market and a main line railway station with inter city services travelling to London (Paddington). Cirencester (10 miles), Cheltenham (15 miles) and Swindon (25 miles) are all within comfortable driving distance.

Directions

Take the A419 London Road out of Stroud towards Cirencester. After approximately three miles turn right up Brimscombe Hill, after the first righthand bend turn right into Victoria Road. The property can be found a short way along on the left, there is a pull in parking area in front of the house.

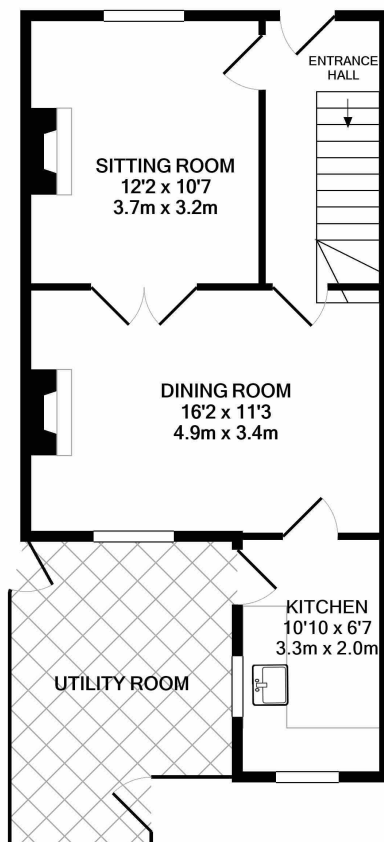
Property information

The property is freehold. Gas central heating, via radiators, 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 ultrafast, and you are likely to have voice and data services from the main mobile service providers.

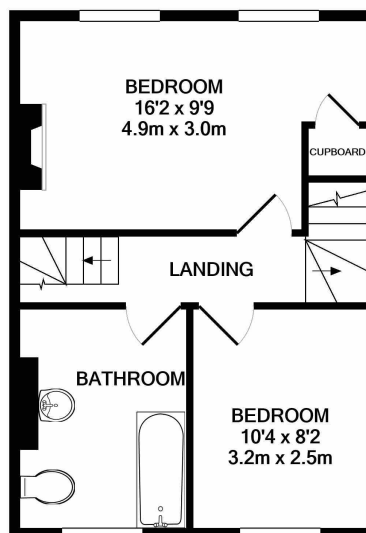
Local Authority

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

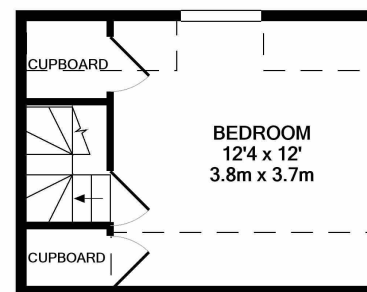




GROUND FLOOR
APPROX. FLOOR
AREA 450 SQ.FT.
(41.8 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 370 SQ.FT.
(34.4 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 199 SQ.FT.
(18.5 SQ.M.)



24 VICTORIA ROAD, BRIMSCOMBE, STROUD, GL5 2QY.
TOTAL APPROX. FLOOR AREA 1019 SQ.FT. (94.7 SQ.M.)
Made with Metropix ©2021

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.