



Maeville, London Road, Thrupp, Stroud, Gloucestershire, GL5 2ES
£365,000

PETER JOY
Sales & Lettings



Maeville, London Road, Thrupp, Stroud, Gloucestershire, GL5 2ES

A welcoming, well presented semi detached house at Thrupp in a great location for the primary school and local amenities with three bedrooms, good gardens, a garage and parking and a super view out across the Golden Valley (Draft details)

ENTRANCE HALL, SITTING ROOM WITH WOOD BURNING STOVE, SIDE LOBBY, 19' KITCHEN/DINING ROOM WITH WOOD BURNING STOVE, THREE BEDROOMS, BATHROOM, GARAGE, PARKING FOR TWO/THREE CARS, GOOD GARDENS TO THE FRONT AND REAR AND VIEWS ACROSS THE GOLDEN VALLEY AT THE FRONT



Viewing by appointment only

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

t: 01453 766333

Email: stroud@peterjoy.co.uk



Description

Maeville is a light, bright semi detached house set above the London Road in the ever popular parish of Thrupp. This location enjoys a thriving local community with a well regarded primary school just up the road. It isn't far from the shops and amenities of Stroud, yet still has country and canal-side walks within easy reach, and both the Long Table and Stroud Brewery close by. The property has been a happy home for the current owners. They are moving upmarket, but will leave Maeville with many happy memories of a house that has been a first rate home for them.

A large entrance hall, sitting room with fireplace and wood burning stove, useful side lobby and 19' kitchen/dining room, also with a brick fireplace with wood burning stove are on the ground floor. The latter is at the back of the house, and looks out onto the garden, so mum and dad can keep a watchful eye as the children play whilst cooking. A staircase leads up to the first floor from the hall, with a landing, three bedrooms and a bathroom on this level. The windows at the front of the house look out over the Golden Valley to countryside, and the house faces south west, so benefits from lots of natural light at the front.

Outside

The property benefits from good gardens to the front and rear, a garage and parking for for two/three cars. Steps lead up from the pavement to the front garden. There is a lower level, which is laid to lawn, with a paved terrace at the front of the house. The owners have a table and chair set here, to look out into the view with the sun. The paving leads around to the side of the house, and the side lobby and entrance. A path leads on to the rear garden. This level area is laid to lawn, with planted borders. The path continues up to the garage, with a personal door, power and light, and a gate leads through to the parking area and the front of the garage.

Location

Thrupp is a popular area just over a mile East of Stroud on the sunny side of the Golden Valley. The Long Table, Stroud Brewery, The Ship Inn and Studio 18 are close by, and are all superb community spaces, with well regarded Thrupp primary school just up the road. Stroud's shops and amenities are within easy reach, with canal side walks at the bottom of the hill and some wonderful countryside just up the lane at The Heavens. As such, the property enjoys the advantages of being equidistant between open countryside and the lively town of Stroud, which offers a wide range of shops, supermarkets, schools and colleges and leisure facilities. Stroud Railway Station provides a main-line service to Gloucester and London. Junctions of the M4 and M5 Motorway are also within easy driving distance.

Directions

From Stroud take the A419 London Road over the roundabout and through the lights at Bowbridge. Continue along the road for just over a mile, Passing the turnings for Gunhouse Lane and Thrupp Lane. Look out for the Stroud Foot Clinic, on your left. Turn left before this, into Rope Walk, and then turn left along an unmade track. The back of the property, and the garage and parking, can be found some way along on the left.

Property Information

The property is freehold. Gas central 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 ultrafast, and mobile voice and data services should be available from all major networks.

Agents Note

The garage and parking is at the rear of the property. This is accessed via a private drive owned by No 17. The lower steps leading up to the house at the front are shared with the neighbour.

Local Authority

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

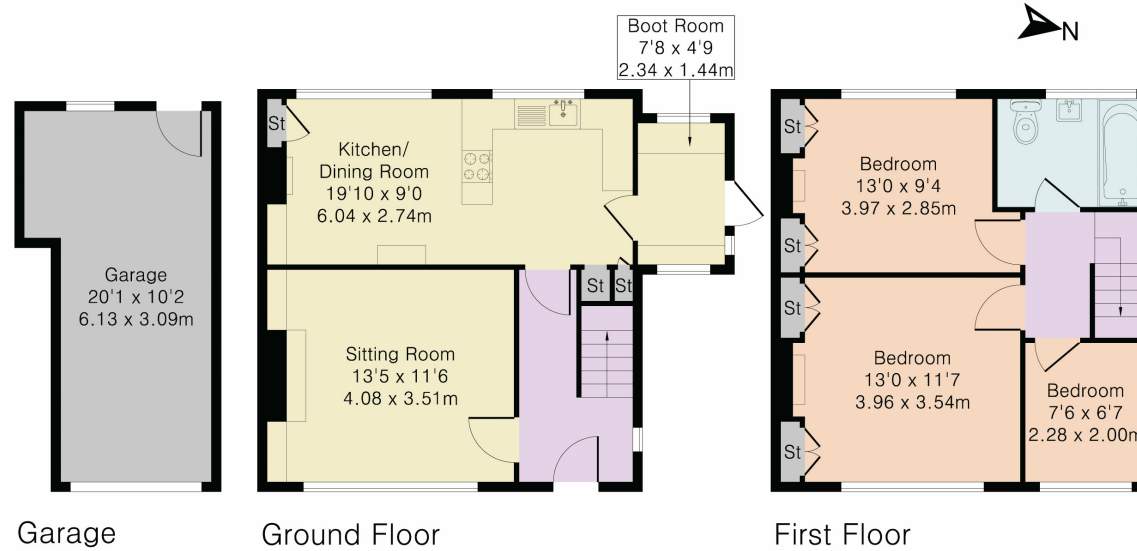


Approximate Gross Internal Area 1040 sq ft - 97 sq m

Ground Floor Area 450 sq ft – 42 sq m

First Floor Area 412 sq ft – 38 sq m

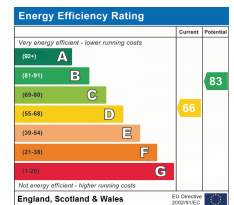
Garage Area 178 sq ft – 17 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



PETER JOY
Sales & Lettings



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.