



The Limes Downfield, Stroud, Gloucestershire, GL5 4HH
Guide Price £785,000



The Limes Downfield, Stroud, Gloucestershire, GL5 4HH

A beautifully presented and modernised five-bedroom semi-detached home, offering over 2,126 sq. ft. of accommodation across three floors. The owners have thoughtfully renovated the property while retaining many of its beautiful characterful features. Further benefits include parking, a good-sized garden and lovely views.

ENTRANCE, CLOAKROOM, UTILITY, KITCHEN, DINING ROOM, SITTING ROOM WITH OPEN FIREPLACE, FIVE GOOD SIZED BEDROOMS, FAMILY BATHROOM, PARKING, GOOD SIZED GARDEN, STORAGE, PRESENTED IN GOOD ORDER, CLOSE TO AMENITIES.

Viewing by appointment only

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

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Description

The Limes is a beautifully presented five-bedroom semi-detached home, set in a peaceful location. The current owners have lovingly restored and renovated this charming property to a high standard.

Arranged over three floors and offering more than 2,126 sq. ft. of accommodation, this charming home also benefits from off-road parking, generous gardens and a delightful outlook. Upon entering, you'll find a cloakroom, a utility room/store and a door leading through to the kitchen. The modern kitchen features a stylish range of wall and base units, a gas AGA and a selection of built-in appliances. From here, a tiled hallway leads to the dining room, where parquet flooring and a full-height window overlooking the front aspect create a bright and inviting space. The sitting room, complete with an open fireplace and a bay-fronted window with stained glass, offers a warm and social space. As seen in the photographs, the original hallway door opens directly to the rear garden. Stairs from the hallway rise to the first floor, where you'll find three double bedrooms. One of these is currently used as a home office, with a desk perfectly positioned to enjoy the view. A family bathroom, offering both bath and shower options and a separate WC are also located on this level. The second floor hosts two further double bedrooms, along with a useful storage room that offers potential to be converted into an additional bathroom.



Outside

To the front of the property, there is parking and side access leading to the rear garden. The remaining front garden features planted borders and access to two storage rooms. The private rear garden is mainly laid to lawn, complemented by planted borders, fruit trees, a garden shed. There is rear access to the garden accessed of Downfield Road.

Location

The property is set off Stratford road, approximately 1.5 miles West of Stroud. There are shops and amenities close by with Archway, Marling and Stroud High School in easy reach at Cainscross. Stroud town is only a short drive away and was voted "Best place to live in the UK 2021" by the Sunday Times. There is a great community here that benefits from an award winning weekly farmers market as well as a variety of local independent shops and stores, pubs, cafes, bars and restaurants to eat and socialise at. The recently opened "Five Valleys" shopping centre is of particular note and is certainly worth a visit for a range of market stalls, food stalls and stores. The wider area benefits from a leisure and sports centre, a cinema and a main line railway station, with a regular direct London (Paddington) service. Nailsworth (4 miles) Cirencester (11 miles), Cheltenham (14 miles) and Swindon (26 miles), are all within comfortable driving distance. Junction 13, M5 motorway is approximately 8 miles distant.

Directions

Take the A46 from Stroud centre and at the roundabout turn left. Take the second exit at the next mini roundabout, passing Tesco on the left and then continue, passing Stroud College on the right. Proceed along Stratford Road and after about quarter of a mile turn left into Downfield. The property can be found at the bottom on the left hand side.

Property information

The property is freehold and has gas central heating, mains electricity, water and drainage. The council tax band is E. We have checked the service and reception levels available locally through the OFCOM network checker and the broadband services include standard and superfast. 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

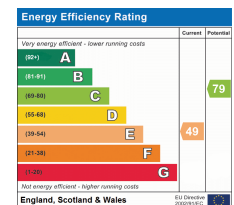


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Approximate Gross Internal Area = 197.5 sq m / 2126 sq ft
Outbuildings = 6.5 sq m / 70 sq ft
Total = 204.0 sq m / 2196 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1230777)



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.