



Viewmont, Star Hill, Nailsworth, Gloucestershire, GL6 0NJ
£595,000

PETER JOY
Sales & Lettings



Viewmont, Star Hill, Nailsworth, Gloucestershire, GL6 0NJ

UNEXPECTEDLY REAVAILABLE - an individual detached house in a private position above Nailsworth town centre with flexible accommodation, large gardens, a garage and parking and a lovely view across the valley offered to the market with no onward chain

ENTRANCE HALL, 20' KITCHEN/BREAKFAST ROOM, TWO/THREE RECEPTION ROOMS, FOUR/FIVE BEDROOMS, UTILITY ROOM, BATH AND SHOWER ROOMS, SEPARATE WC, INTEGRAL GARAGE, PARKING, 13' SUMMER HOUSE/STUDIO WITH WOOD STORE, GARDENS TO FRONT AND REAR



Viewing by appointment only

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Description

Viewmont is an individual detached house situated in a lovely position above Nailsworth. This elevated location allows for superb views across the valley and is very much part of the thriving local community, with the shops and amenities of the town within easy reach and countryside walks just up the lane. The property was originally built in the 1960's using traditional methods, and has since been comprehensively improved and extended, with spacious, flexible accommodation arranged over two floors. An entrance hall, two reception rooms, 20' kitchen/family room, utility room, shower room, bedroom 4 and study/bedroom 5 are on the ground floor. A staircase leads up from the kitchen to the first floor, with a landing with space for a desk, principal bedroom with connecting eaves space, two further bedrooms, bathroom and separate WC on this level. There are plenty of character touches throughout the property, including Parquet flooring, fireplaces and a roll top bath, and many of the windows take in the lovely view.

Outside

The property benefits from parking, an integral garage and large gardens to front and rear. The drive is to the front of the property, in front of the garage. This has an up and over door and a personal door at the rear. Steps lead up to the front door, and the front garden. This private space is level, with a paved area immediately in front of the house and a lawn beyond, with mature shrub borders. The rear garden is terraced, with several levels stretching up towards the woodland behind. The plot is populated with mature fruit trees and shrubs, and there is a detached timber built summer house/studio at the top of the garden, with a wood store behind. This building could have a variety of uses, and could suit as an ideal work from home space. There is a superb view from the top of the plot over the valley beyond.

Location

The property can be found just down from The Green on Star Hill and within easy reach of all the amenities Nailsworth has to offer. Nailsworth has become an increasingly popular shopping destination within the Stroud Valleys, benefiting from a large selection of speciality shops including Williams Food Hall, the famous Hobbs House Bakery, The Yellow Lighted Bookshop, various clothing and gift shops, several cafes and a good selection of very well regarded restaurants. Nailsworth is also home to Forest Green Rovers Football Club, and there is both state and private schooling within the area. Bus services connect with Stroud, some four miles away, where there is a more comprehensive selection of shopping, educational and leisure facilities. Junctions of the M4 and M5 motorways are within easy reach and railway stations at Stroud (4 miles) and Kemble (10 miles) provide main line services to Gloucester, Swindon and London Paddington.

Directions

From our Nailsworth office turn right up Spring Hill. Continue up the hill and turn right at the red phone box onto Moffatt Road. Carry on down the road and where the road forks, keep left and then bear right along the top of The Green onto Star Hill. Carry on down the hill and the property will be found on the left, set back from the road.

Tenure

Freehold

Services

Gas central heating, mains electricity, water and drainage.

Council Tax

The council tax banding is E.

Local Authority

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



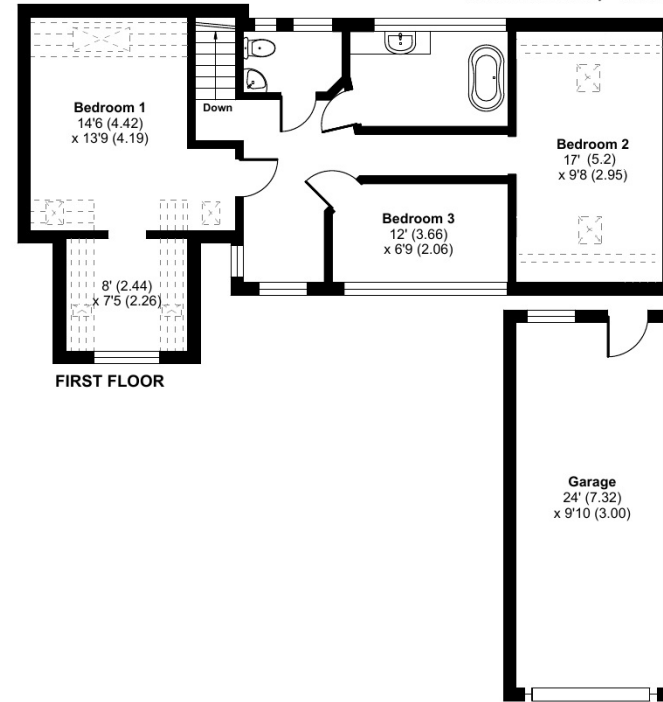
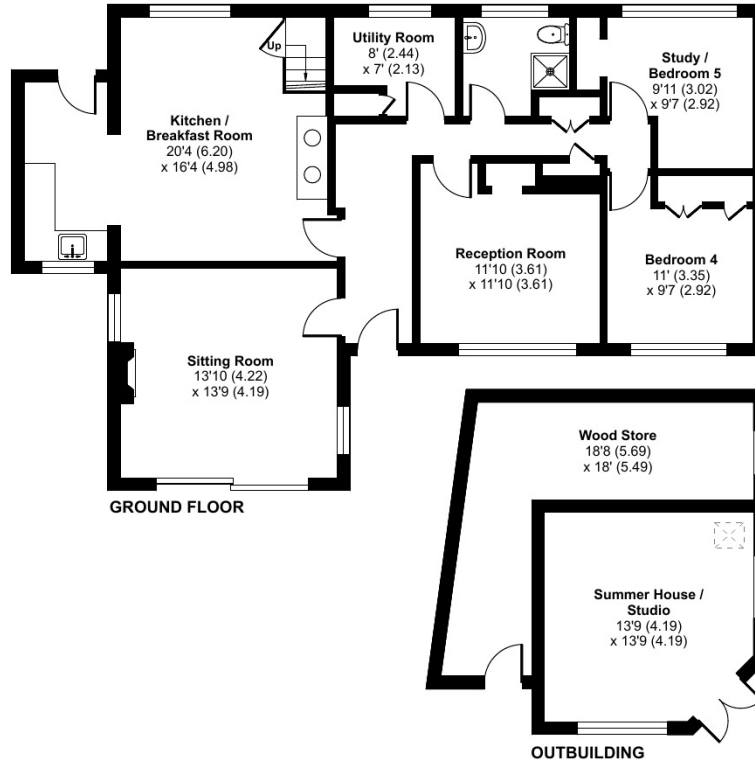
Star Hill, Forest Green, Nailsworth, Stroud, GL6



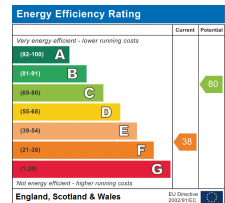
Denotes restricted head height

Approximate Area = 1686 sq ft / 156.6 sq m
 Limited Use Area(s) = 83 sq ft / 7.7 sq m
 Garage = 236 sq ft / 21.9 sq m
 Outbuilding = 360 sq ft / 33.4 sq m
 Total = 2365 sq ft / 219.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Peter Joy Estate Agents. REF: 1025446



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.