



4 Heather Close, Stroud, Gloucestershire, GL5 3QY
Guide Price £350,000

PETER JOY
Sales & Lettings



4 Heather Close, Stroud, Gloucestershire, GL5 3QY

Very well presented semi-detached bungalow with delightful views to the rear across Rodborough and Stroud. The quiet, elevated and cul de sac position is complemented by an entrance hallway, spacious sitting room, kitchen/breakfast room, dining room/bedroom three, two further bedrooms, shower room, off street parking and lovely gardens.

ENTRANCE HALLWAY, SPACIOUS LIVING ROOM WITH FEATURE FIREPLACE, STYLISH & CONTEMPORARY KITCHEN/BREAKFAST ROOM WITH VIEWS, DINING ROOM/BEDROOM THREE, TWO FURTHER DOUBLE BEDROOMS, SHOWER ROOM, OFF STREET PARKING FOR SEVERAL CARS, FANTASTIC OPEN ASPECT & VIEWS, SIDE ACCESS, COURTYARD, RAISED DECK, UNDER HOUSE STORAGE, GOOD SIZED REAR GARDEN MAINLY LAID TO LAWN WITH WOOD STORE, SHEDS AND PIZZA OVEN, OFFERED WITH NO ONWARD CHAIN.



Viewing by appointment only

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

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Description

A quiet cul-de-sac position for this well presented semi detached bungalow at popular Rodborough. This location allows for easy access to the shops, amenities and train station of Stroud town with hundreds of acres of National Trust common land found just up the hill. The flexible accommodation comprises a spacious entrance hallway, good size living room with feature fireplace, fantastic open plan kitchen/breakfast room with a stylish fitted kitchen and double doors leading to the deck which takes in the lovely views, dining room/bedroom three with sliding double glazed doors to the rear and two further good size bedrooms with excellent storage and a shower room with space and plumbing for a washing machine. Further benefits include gas central heating, double glazing and being offered with no chain.

Outside

Two decked areas are accessed from the kitchen and dining room, with steps leading down to sloping gardens well stocked with a variety of trees and established shrubs. There is a screened sheltered patio with herb bed, log store, greenhouse, shed and further storage shed. Raised vegetable beds and composting area. Useful store under the master bedroom, accessed from the exterior of property

Location

The nearby area includes pubs such as the Prince Albert and Kings Head, and a beautiful National Trust common with an ice-cream factory and fort. The area combines the best of both worlds – stunning walks and views whilst within walking distance of Stroud town centre. It has two primary schools, a large upmarket hotel, The Bear of Rodborough, a community hall, playing field, two churches and various clubs and societies. Rodborough also has a special connection with the famous children's character Thomas the Tank Engine. His creator, the author Rev Wilbert Awdry, retired to the village in 1965 and lived there until his death in 1997. A stained-glass window in the church depicting Thomas has been visited by fans from as far away as Japan. One of the highlights of living in the area is walking across the common among the free-roaming cows, horses and dog-walkers.. It is, of course, a Stroud tradition to stop off at Winstones Ice-cream Factory for a well-earned treat. The common is also home to Rodborough Fort, a folly built in 1761 that is now a private house, with paths around it offering amazing views. A wide range of facilities are available in nearby Stroud, including a direct train line to London and an award-winning farmers' market, while the M5 motorway is within easy driving distance.

Directions

Leave Stroud via the A46 Bath Road proceeding towards Nailsworth. Continue up Bath Road until your reach the traffic lights at Dudbridge Hill. Turn left onto Walkley Hill and take the first right into Court Road. Follow the road round and take the fourth right into Chandos Road, follow the road along for several hundred yards and the turning for heather Close is on the left hand side, the property is at the start of the cul-de-sac on the left hand side.

Tenure

Freehold

Services

We are informed by the owner that all mains services are connected to the property.

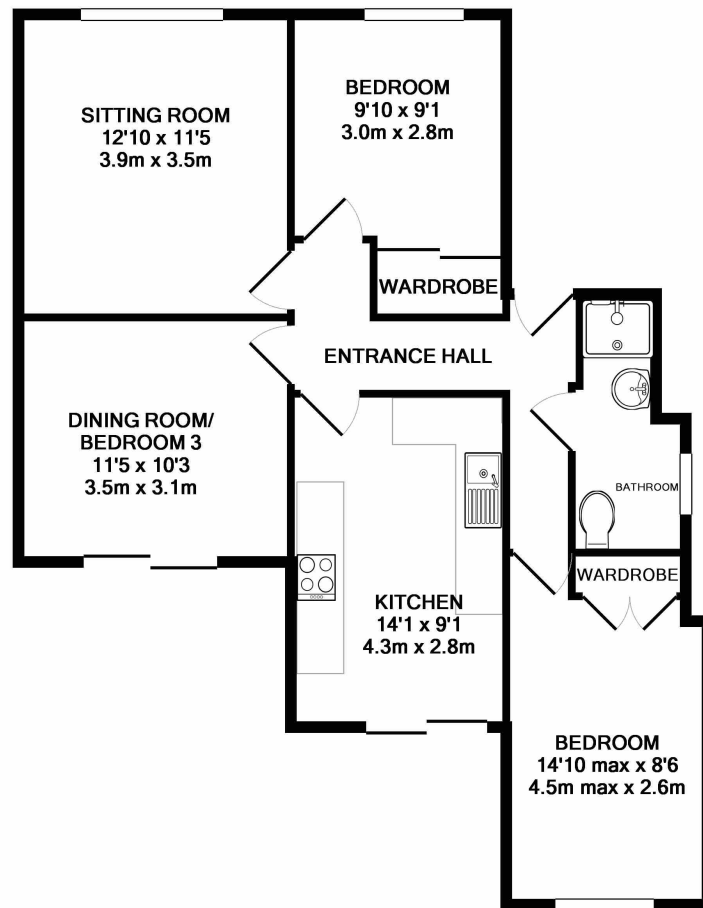
Council Tax Band

Band = C

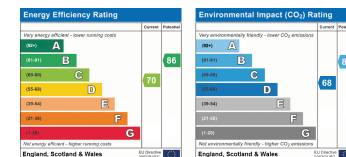
Local Authority

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





HEATHER CLOSE, RODBOROUGH, STROUD, GL5 3QY.
 TOTAL APPROX. FLOOR AREA 734 SQ.FT. (68.2 SQ.M.)
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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.