



157 Horns Road, Stroud, Gloucestershire, GL5 1EE
£359,000

PETER JOY
Sales & Lettings



157 Horns Road, Stroud, Gloucestershire, GL5 1EE

A beautifully presented Victorian red brick terraced house set well away from main road traffic on ever popular Horns Road with two bedrooms, a 23' sitting/dining room, parking and garden and a lovely outlook at the front.

23' SITTING/DINING ROOM WITH FIREPLACE WITH WOOD BURNING STOVE, KITCHEN/BREAKFAST ROOM, TWO BEDROOMS, BATHROOM, PARKING, REAR COURTYARD AND SUNNY FRONT GARDEN



Viewing by appointment only

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Description

157 Horns Road is a beautifully presented Victorian terraced house set well away from main road traffic in a quiet part of ever popular Horns Road. This location is very much part of the thriving, creative Stroud community, with the shops, amenities and train station of the town within easy reach and country walks just along the road. The property is built using traditional methods from red brick and has been the subject of a comprehensive renovation programme over the last couple of years, with accommodation arranged over two floors. The owner has created a calm, welcoming space here, and you pick up on this as soon as you enter the property. A 23' sitting/dining room is very much two connecting spaces, with a sitting area with a fireplace with wood burning stove and sunny window at the front of the house. This is open to the dining area, with a door from this space to a 14' kitchen/breakfast room. A staircase leads up from the reception room to the first floor, with a light landing, a large bedroom with built in wardrobes and two windows to the front, making the most of the lovely outlook and southerly aspect, a bathroom with modern fittings and a second bedroom on this level. A lovely home, and an absolute must for your viewing list.

Outside

The property benefits from a sunny front garden, a rear courtyard and parking. the parking is at the front of the property, and the properties on this back road at Horns Road are responsible for the half of the area of the private road in front of them. A gate opens onto a path which leads up to the house. To the right of this is the front garden. This is laid to lawn, with borders, a small pond. It is also a potting shed at the front of the plot and this useful space can be used for storage or cultivating plants. The courtyard is at the rear, and accessed from the kitchen, with an attractive Cotswold stone wall boundary.

Location

It's with good reason that Stroud was voted 'Best place to live in the UK 2021' by The Sunday Times. Sitting at the point at which five valleys converge, and surrounded by rolling hills within the Cotswold Area of Outstanding Natural Beauty, Stroud is a small town with a huge heart, which has captured the imagination of many over the years. There's plenty to see and do - Stroud has a great variety of shops, cafes, pubs and amenities, including a busy leisure centre, library, museum and award-winning weekly farmers' market and many of Stroud's shops are independent and family-run. Stroud has a proud, thriving local community, one steeped in music, art, creativity and environmental issues. There is a wealth of countryside on the doorstep, including three beautiful commons, as well as walks along the historic canal and River Frome. Parents can take their pick from a range of good schools, including a comprehensive and two grammar schools, and there is also a college of further and higher education. Stroud is also superbly placed for access to the M5 and has a direct line train service to London.

Directions

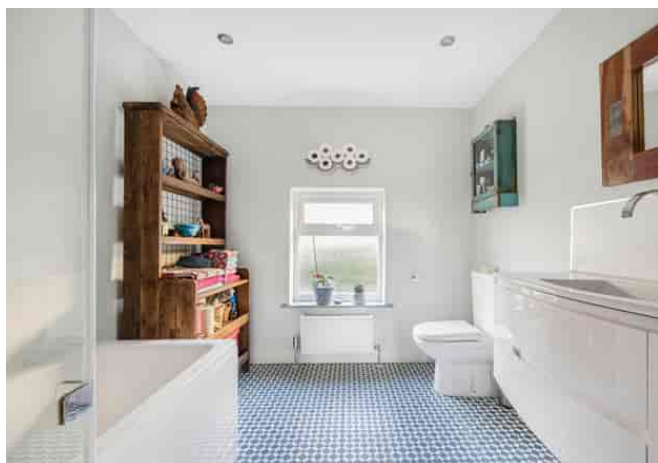
Leave Stroud via the A419 London Road. Pass Waitrose on the right and continue. Pass the turning for Park Road on your left. At the traffic lights, turn left into Bowbridge Lane. Continue, and pass the turning for Highfield Road on your right. Take the next right hand turn into Spider lane. Follow this up, and into Horns Road. Drive straight up past the Crown and Sceptre Pub, rather that bear left with the road. Drive up with the Daisy Bank on your right and turn first left. The property can be found on the right, set back from the road.

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 you should have good voice calling and data service from the main mobile providers.

Local Authority

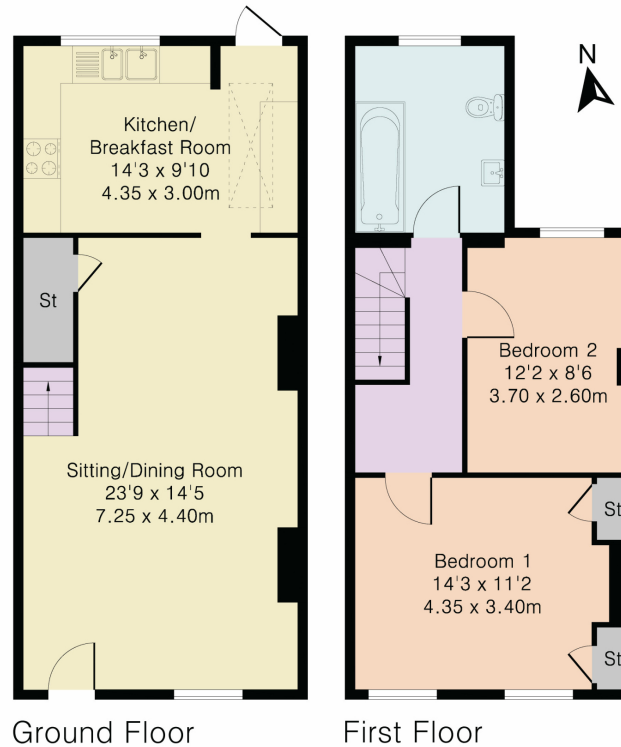
Stroud District Council, Ebley Mill, Westward Road, Stroud, Gloucestershire GL5 4UB Tel: 01453 766321



Approximate Gross Internal Area 912 sq ft - 84 sq m

Ground Floor Area 489 sq ft – 45 sq m

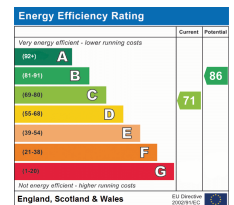
First Floor Area 423 sq ft – 39 sq m



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 practice. 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.



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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.