

HUNTERS®

HERE TO GET *you* THERE



Brimley

Leonard Stanley, Stonehouse, GL10 3LZ

Asking Price £375,000



Council Tax: C



14A Brimley

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Amenities

Leonard Stanley has a thriving primary school nearby, a local church and playing fields whilst local shops can be found in adjoining Kings Stanley. These include a useful Cooperative grocery store and post office. There is also easy road access to Stonehouse, Stroud and J13 of the M5, and open countryside is equally available with nearby views of the Cotswold Hills and ample country footpaths nearby to enjoy.

Hallway

Coats cupboard, radiator, wood effect flooring, loft access via a pull down ladder with some boarding and light. The loft also incorporates the Worcester gas fired combination boiler.

Sitting Room/Kitchen/Dining Room

A wonderful space incorporating the kitchen dining and sitting area. A modern kitchen in a shaker style with matching island. Built in appliances to include an integral dishwasher, electric oven and ceramic hob. Also incorporating an integral fridge freezer and there is a stainless steel extractor over the hob area. There are two double glazed windows with a southerly aspect, double glazed patio doors, Plumbing and space for a washing machine, wood effect flooring, some recessed lighting, two radiators.

Bedroom 1

Double glazed window, radiator, built-in double

wardrobe with hanging rail and shelf. A distant view can be seen to the front.

Bedroom 2

Double glazed window, radiator.

Shower Room

Incorporating a wide corner shower, wash basin set to vanity storage, WC, opaque double glazed window, heated towel rail, . mirror with light, extractor, tiled floor and partly tiled walling.

Outside

Gardens

The garden enjoys a Westerly aspect designed with low maintenance in mind . incorporating a patio area with stone chippings, picket fence and gate to the driveway. Small canopy porch over the patio door, up and down lighting. To the rear of the property useful plastic storage sheds are included, this area is also laid to stones.

Parking

There is off-road parking on the driveway for several cars.

Council tax Band C

Tenure

Freehold

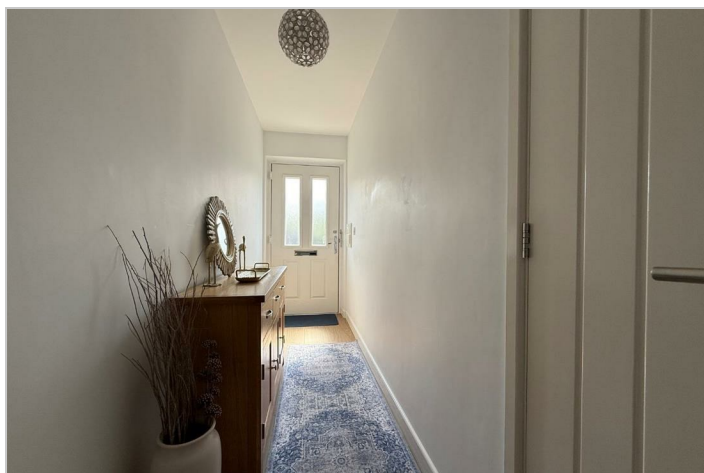
Hunters Stroud Win Gold Again

We are pleased to announce Hunters Estate Agents Stroud have won the GOLD award for 3

consecutive years at the British Property Awards! If you would like to know the value of your own home & how we are different from our competitors, call us on 01453 764912 or email us at stroud@hunters.com for a free valuation.

Social Media

Like and share our Facebook page (@HuntersStroud) & Instagram Page (@hunterseastroud) to see our new properties, useful tips and advice on selling/purchasing your home.



Road Map



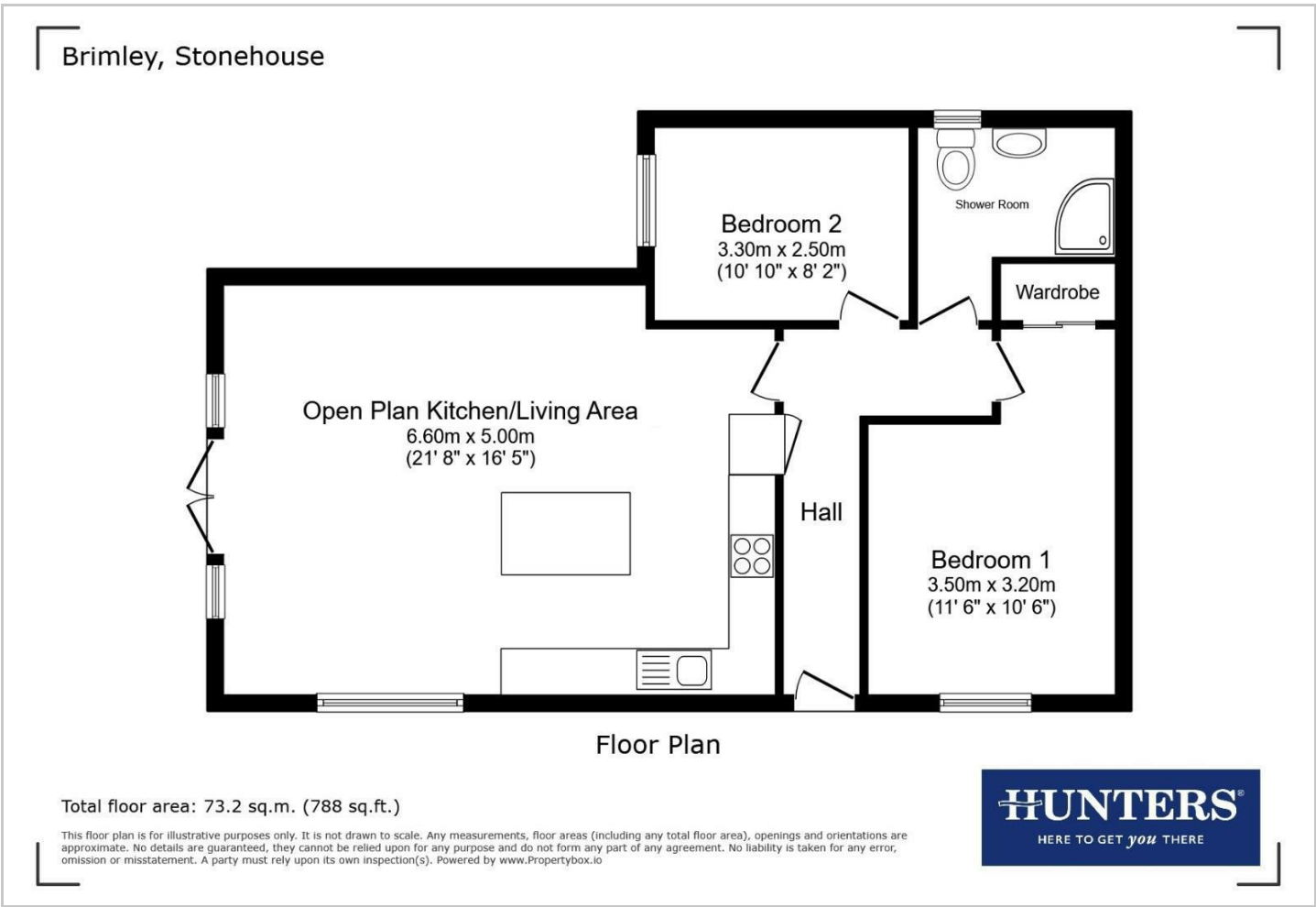
Hybrid Map



Terrain Map



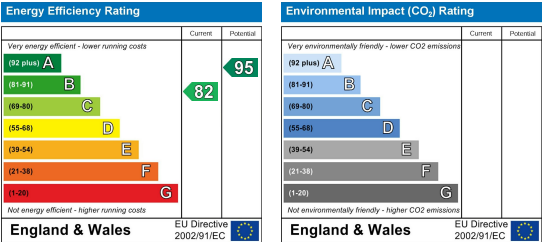
Floor Plan



Viewing

Please contact our Hunters Stroud Office on 01453 764912 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.