



**Bisley Road, Stroud, Gloucestershire, GL5 1HS**  
**Asking Price £580,000**

**HUNTERS<sup>®</sup>**  
**EXCLUSIVE**





# Bisley Road, Stroud, Gloucestershire, GL5 1HS

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Situated in arguably one of the most desirable and sought after roads in Stroud is this 4 bedroom detached family house with far-reaching views, parking and a single garage. The property enjoys well-balanced and proportioned accommodation and is situated over three floors "This property must be viewed to fully appreciate its size". The ground floor consists of an entrance hall with cloakroom and doors to the sitting room with a bay window leading directly into the dining room with patio doors and wood burner. The kitchen breakfast room is in a high gloss with a range style cooker included. Side access to the front/rear of the property can be gained from the kitchen, there is a covered personal door to the garage. Whilst the sitting room is currently open plan, dual access would make it easy to separate the two. The first floor offers three bedrooms, two with views, which are serviced by the separate WC, and a modern family shower room, whilst the second floor houses the bright and spacious master bedroom and additional study/dressing room/nursery. The garden to the rear offers a good deal of privacy and complete with a log cabin to work from home from!







#### AMENITIES

Bisley road is a popular residential road which is just under a mile from the centre of Stroud. The centre of Stroud is therefore easily accessible with a number of residents walking to town on a day to day basis. It is also accessible to open countryside beyond the town limits, with local walks to areas such as the Heavens, being an ever popular pursuit for many. Stroud itself has comprehensive leisure and shopping facilities as well as a mainline rail link to London Paddington. There is also a Waitrose, Tesco and Sainsbury's to choose from, whilst Junction 13 of the M5 is only a few miles distance too.

#### DIRECTIONS

Proceed straight up Cornhill into Bisley Old Road to the top, turning right into Bisley Road. The property will be found along on your right hand side set back.

#### HALLWAY

18'3" max x 5'11"

Tiled flooring, staircase, radiator, modern composite front door.

#### CLOAKROOM

WC, wash basin, extractor.

#### SITTING ROOM

15'5" into bay > 11'10" x 11'0"

Bay window with double glazing and distant view, engineered oak floor, recessed lights, coving. Wide opening to dining room (easily divided into two rooms).



#### DINING ROOM

12'8" x 9'10"

Feature wood burner with hearth and mantel over. Patio door to garden, coving. Door to kitchen, 2 doors into hallway.

#### KITCHEN BREAKFAST ROOM

12'11" x 9'11"

A fitted range of high gloss wood effect with matching breakfast bar. Pull out larder, deep saucepan drawers, radiator, tiled flooring, one and a half bowl sink. Space for an American style fridge freezer, range style dual fuel cooker with two ovens, 8 gas rings, grill and drawer. Double glazed window. Door to side.

#### FIRST FLOOR LANDING

Linen cupboard, staircases up and down. Views out of window.

#### BEDROOM

11'7" x 8'4"

Double glazed window to front with valley views, radiator.

#### SHOWER ROOM

11'8" min x 7'4"

A modern shower suite comprising: A shower cubicle with low threshold, bowl style wash basin to vanity storage, WC, opaque double glazed window, recessed to lighting, engineered oak flooring, grey heated towel rail.



#### BEDROOM

11'11" x 9'9"

Double glazed window to rear, radiator, fitted wardrobes.

#### BEDROOM

11'9" x 11'0"

Double glazed window to front with some valley views, radiator.

#### TOP FLOOR

##### STUDY/DRESSING ROOM/NURSERY

13'6" max > 8'3" x 11'2" max under eaves

Fire escape window, eaves storage cupboards, double glazed window to the rear. Door to master bedroom.

##### MASTER BEDROOM

14'2" > 10'7" x 13'3" Max into eaves

Pitched ceilings with roof windows and valley views. Eaves cupboard.

#### OUTSIDE

##### FRONT GARDEN AND PARKING

The property is nicely set back behind a private drive. Boasting parking for 2/3 cars. Various shrubs can be found, access to garage. Side access to gates to rear garden.



#### REAR GARDEN

Laid to lawn with a seating area to the left beside a small pond. Mature trees to the rear. There is an integral boiler cupboard with gas boiler. Gates either side of the house to the front. One side return is part covered allowing covered access to the side door into the garage and one of the front gates. To the rear a log cabin measuring 15'8" x 12'5" with French doors and windows, light and power (Ideal for working from home). There is an area at the side of the log cabin with metal shed and area laid to concrete.

#### GARAGE

16'0" x 8'0"

Plumbing and space for washing machine with room for tumble dryer alongside. Consumer unit and electric meter. Up and over door. Door to side return of house.

#### 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.

#### COUNCIL TAX BAND

Band E

#### TENURE

Freehold





## HUNTERS STROUD 4 x GOLD AWARD WINNERS

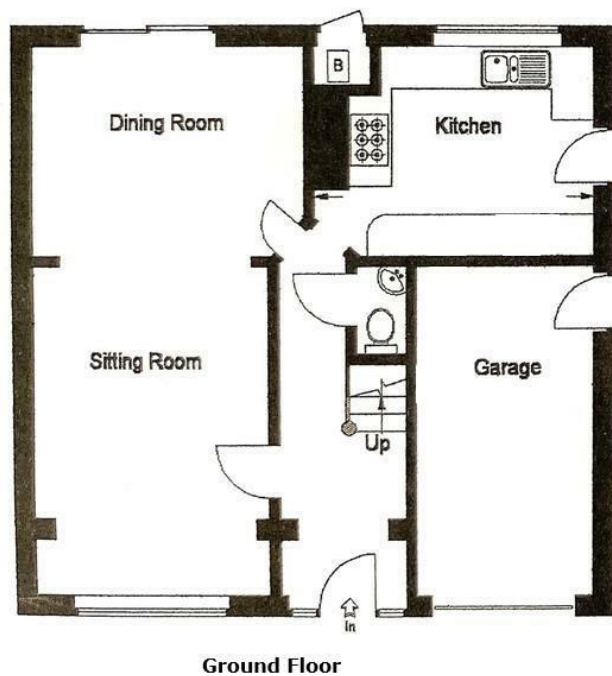
We are pleased to announce Hunters Estate Agents Stroud have won the GOLD award for 3 consecutive years at the British Property Awards! If you would like to know the value of your own home & how we are different from our competitors, call us on 01453 764912 or email us at [stroud@hunters.com](mailto:stroud@hunters.com) for a free valuation.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	69	76
England & Wales	EU Directive 2002/91/EC	

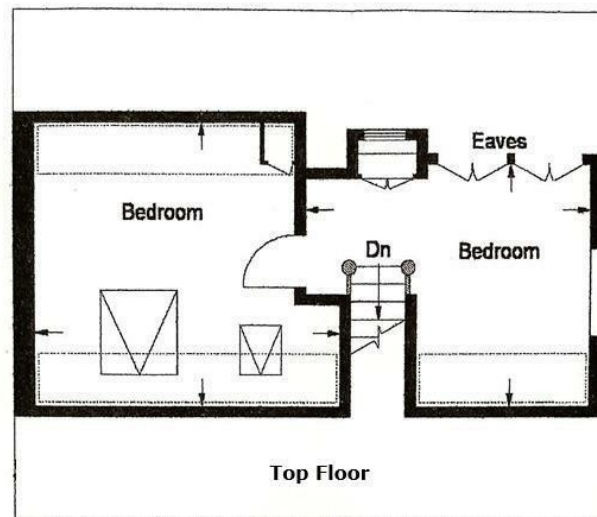
## DISCLAIMER

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.

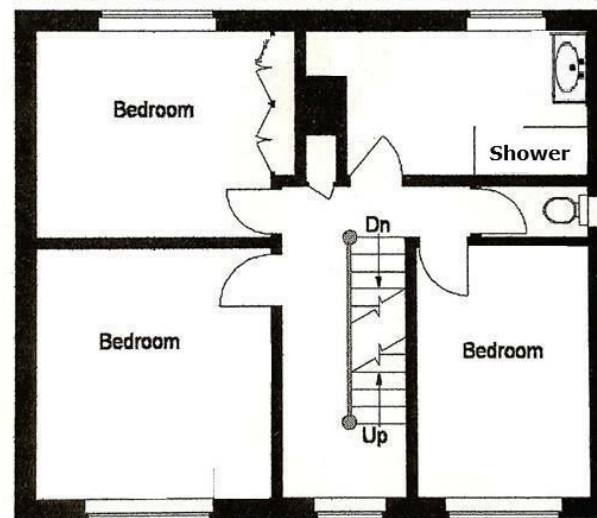
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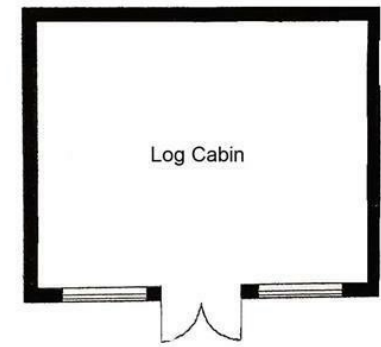
Ground Floor



Top Floor



First Floor



Approximately 1582 Sq Ft  
(147 SQ M) Including the  
Garage

### Viewing Arrangements

Strictly by prior appointment only through the agent Hunters  
01453 764912 | Website: [www.hunters.com](http://www.hunters.com)

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