



Highfield Road, Whiteshill, Stroud, GL6 6AJ

Asking Price £620,000

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Hunters Stroud are pleased to offer this 5 double bedroom detached stone built family home built in 1889 enjoying far reaching views across the valley. Alongside the property is a driveway which will accommodate 3 cars, and as an extra, just along the lane is an additional single garage with parking in front for a further 1 or 2 cars. The property itself has accommodation spread over three floors. To the ground floor: A sitting room, dining room, conservatory and kitchen breakfast room, not forgetting the utility room, WC and entrance hall. To the first floor there are 3 double bedrooms, the master bedroom benefiting from an ensuite shower room, also the main family bathroom/shower room. To the top floor: 2 further double bedrooms can be found. The garden has lawned areas with a patio terrace adjacent to the house and a useful store to the rear. There is driveway parking alongside for approximately 3 cars. As an extra, if required a single garage and driveway is on offer for an additional amount by negotiation. Viewings by appointment.





Amenities

Whiteshill is a popular village high up and only a couple of miles north west of Stroud town, with a pub and community shop, two community halls and a larger convenience store at the bottom of the hill. There are three well regarded primary schools nearby. A wider range of facilities are available in nearby Stroud, approximately 2 miles distance, including an excellent range of state secondary and private schools, leisure and sports centre, arboretum and a main line railway station connecting with London (Paddington). Gloucester (9 miles) and Cheltenham (14 miles) are both within comfortable driving distance and junction 13 of the M5 motorway is approximately 5 miles distance.

Directions

As you proceed up Farmhill Lane continue into Main Road Whiteshill. Turn right just before the school on the opposite side. The house can be found a short way along on the right with the additional parking and garage just along on the left.

Entrance

Double glazed front door, door to utility and door to kitchen dining room.



Utility Room

Plumbing for washing machine and space for tumble dryer, combination gas fire boiler, double glazed window with deep sill, stainless steel sink to base unit with worktops, tiled floor, extractor, radiator.

WC

Comprising a WC, radiator, wash basin, half tiled walling, tiled floor.

Kitchen Breakfast Room

A selection of wood effect wall and base units with worktops over. Single bowl stainless steel sink with mixer tap, built-in dishwasher, integrated double oven and gas hob, tiled floor, double radiator, space for fridge freezer, recessed lights, double glazed window with deep sill, part glazed double doors to dining room.

Sitting Room

Coal effect electric fire to mantle surround, double glazed window, double radiator, under stairs cupboard, door to kitchen dining room, ceiling rose, deep cornice, opening to staircase area and double glazed door to conservatory.



Dining Room

Double glazed window to the rear garden, deep cornice and ceiling rose, laminate flooring, double radiator and door to staircase area.

Conservatory

Double glazed with French doors to garden, tiled floor, view over the garden.

First Floor Landing

Staircase to the top floor, double glazed window.

Master Bedroom

Double glazed window with distant valley view, double radiator, door to ensuite shower room.

En-Suite Shower Room

Suite comprising a corner shower with Mira shower, WC, pedestal wash basin, radiator, double glazed window with tiled sill, radiator, tiled floor, shaver point.

Bedroom 2

Double glazed window, double radiator.



Bedroom 3

Double glazed window with distant valley view, double radiator.

Family Bathroom/Shower Room

With suite comprising a panelled bath with central taps and tiled surround, pedestal basin, WC, shaver point, opaque double glazed window, corner shower cubicle.

Top Floor Landing

Walk-in storage loft, doors to bedrooms 4 and 5.

Bedroom 4

Radiator, double glazed dormer window with distance valley view.

Bedroom 5

Radiator, double glazed dormer window with distance valley view.

Outside

Rear Garden

A deep patio Terrace can be found adjacent to the house with gate leading to driveway. A sloped pathway also leads down from the



driveway into the garden. Steps lead down from the terrace to a lawned area of garden with some shrubs and plants, a second Pair of steps lead down to a second lawned area with storage shed to one corner.

Driveway Adjacent To House

Alongside the property is a driveway which will accommodate approximately three cars.

Additional Single Garage & Driveway

If Required: Just along the lane slightly is a single garage with up and over door and additional parking on the driveway in front for 1 to 2 cars. This can be available via separate negotiation to the main house price.

Tenure

Freehold

Council Tax Band

Band E

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.

Hunters STROUD Gold Award Winners

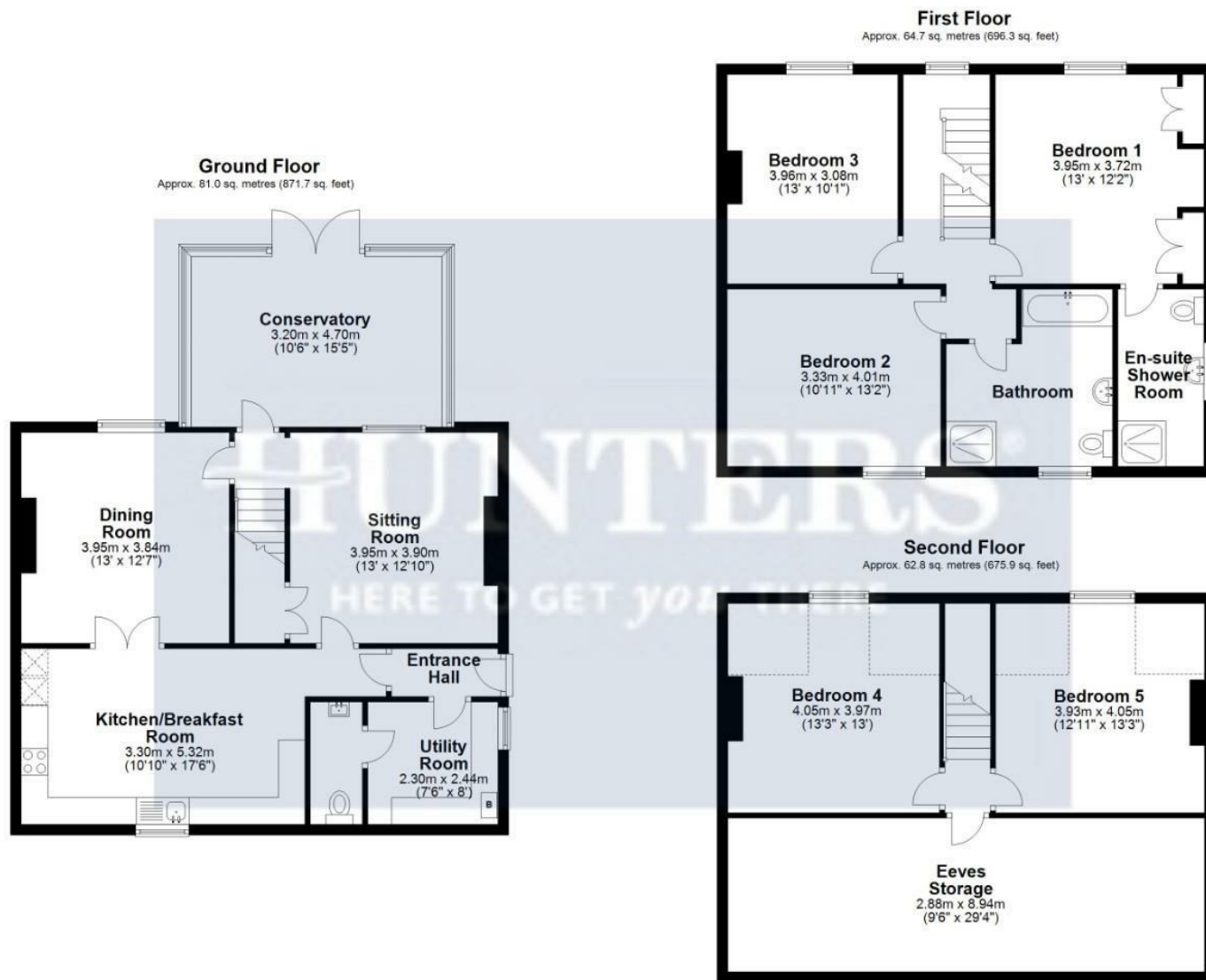
We are pleased to announce Hunters Estate Agents in Stroud have won the GOLD award at the British Property Awards 2024. We also won the award in 2023 and 2021. So if would like to know the value of your own home & how we are different from our competitors, call us on 01453 764912 or email us at stroud@hunters.com for a free valuation.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	51	73
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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Total area: approx. 208.5 sq. metres (2243.9 sq. feet)

Please note this floor plan is for marketing purposes and is to be used as a guide only. All efforts have been made to ensure its accuracy.
Plan produced using PlanUp.

Fern Villa, STROUD

Viewing Arrangements

Strictly by prior appointment only through the agent Hunters
01453 764912 | Website: www.hunters.com

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