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## Middle Street

Uplands, Stroud, GL5 1TH

Asking Price £475,000



Council Tax: C





# Russet House Middle Street

Uplands, Stroud, GL5 1TH

Asking Price £475,000



## Description

Located in the popular residential area of Uplands is this well presented, light and bright detached family house offering adaptable accommodation, lovingly cared for and extended to the side by the current owners. The main entrance is located to the front (Middle Street), with the entrance hall leading to a bright dual aspect sitting room with a door opening out to the garden, dining room, and a kitchen with light oak fitted wall and base units. The kitchen also gives access to the garden. There is a separate WC also on the ground floor. On the first floor there are four bedrooms with the master benefiting from fitted wardrobes discretely hiding an en-suite shower room, and a family bathroom servicing the other three bedrooms. Deceptive well tended gardens are located to the rear of the house with grassed areas surrounded by well stocked borders with vibrant seasonal shrubs, greenhouse and seating areas. Steps down from the garden lead to the single garage/workshop and off street parking. Parking for 2 cars (1 large and 1 small) and the garage/workshop are located on Folly Lane with a few steps leading to the rear gardens. Additional parking for one car is located in front of the house on Middle Street. Other benefits include gas central heating and a 1600 Litre rainwater harvesting tank beneath the grass with electric pump and tap (ideal for watering the garden and saving water). Viewings are by appointment only.

## Amenities

The historic town of Stroud and meeting point of the 5 valleys is a well-known centre for arts and crafts as well as its weekly Farmers Market just along from our office. Stroud is served by 3 major supermarkets - Waitrose, Sainsburys & Tesco and has state Grammar Schools, for boys and girls, and Archway School, a mixed sex Comprehensive Secondary School. Nearby are several Independent Schools such as Beaudesert Park School in Minchinhampton, Wycliffe College in Stonehouse and the prestigious Cheltenham College and Cheltenham Ladies College are approximately 30 minutes away. There are also some great primary schools including Uplands Primary School which is in Stroud, Rodborough Common Primary school and Minchinhampton Primary School both within a short drive from the property. Stroud has good transport links with London Paddington only 90 minutes (approx.) by train and Bath and Bristol circa 45 minutes by car. The M5 and M4 links take you East, West, North and South, ideal for commuters and those family weekends away

## Hallway

21'0" long (6.40m long)

Staircase to 1st floor with under the stairs cupboard, engineered oak

flooring, double glazed windows and door to the front, one double and one single radiator, cupboard housing the gas fired boiler with shelving, oak doors lead to...

## WC

Comprising a wash basin with mixer tap, WC, radiator, opaque double glazed window, extractor, tiled floor.

## Sitting Room

16'9" > 10'9" x 16'2" > 10'0" (5.11m > 3.28m x 4.93m > 3.05m)

Tall double glazed window to the rear, additional double glazed window to the front, double glazed door to the garden, two double radiators, coal effect gas fire with mantle and hearth, all lights, coving.

## Kitchen

10'0" x 8'7" (3.05m x 2.62m)

A selection of light oak wall and base units with worktops over. Single bowl stainless steel sink with hot and cold mixer tap incorporating a drinking filter tap, double glazed window and door to the garden, kickboard mounted fan heater, space for an electric cooker. Stainless steel extractor hood, built-in fridge and freezer, vinyl flooring.

## Dining Room

10'3" max x 10'9" > 9'2" (3.12m max x 3.28m > 2.79m)

Tall double glazed window to the rear garden, engineered oak flooring, double radiator, coving.

## Landing

Two double glazed windows to the front, radiator, access to loft via a wooden fold down ladder with light and boarding. Airing cupboard with plug in tube electric heater.

## Master Bedroom

10'3" x 9'2" to wardrobes (3.12m x 2.79m to wardrobes)

Double glazed window to the front, access to loft via wooden fold down ladder with boarding and light. Built-in mirror fronted wardrobes with sliding doors concealing the opening into the ensuite.

## Ensuite Shower Room

A three-piece white suite comprises of a WC, was based in with vanity storage, shower cubicle, opaque double glazed window, bathroom cabinet.

## Bedroom 2

10'9" x 10'0" (3.28m x 3.05m)

Double glazed window to the rear, radiator, coving.

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### Bedroom 3

9'2" x 3'3" x 9'9" > 6'7" (2.79m > 0.99m x 2.97m > 2.01m)

Double glazed window to the rear, radiator, coving.

### Bedroom 4

10'9" x 5'7" (3.28m x 1.70m)

Double glazed window to the front, radiator, coving.

### Bathroom

7'5" x 5'3" (2.26m x 1.60m)

With suite comprising a WC, pedestal basin, cast iron bath with telephone style taps, radiator, cabinet including a shaver point, opaque double glazed window, partly tiled bathroom.

### Outside

#### Front Garden

Low maintenance with stones and pathway to the door. Various shrubs are incorporated and a concrete hardstanding for one car. Gate to rear garden.

#### Rear Garden

A deceptive garden with patio area adjacent to the house, access to the side with gate to the front garden. There is an outside light and two steps that lead to a grassed area with a 1600 Litre rainwater harvesting tank beneath the grass with electric pump and tap (ideal for watering the garden). There are a variety of shrubs and plants, a crushed stone path lead to the greenhouse and opening into the second section of the garden with shed to the left, gate to the driveway and garage, grass area to the right with a variety of shrubs and plants and a wonderful pear tree.

### Garage & Parking

17'1" x 9'9" (5.21m x 2.97m )

With light and power, up and over door, side entry door and parking on the drive for 1 larger and 1 smaller car. Additional driveway parking to the front for 1 car.

### 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](mailto: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.

### Tenure

Freehold

### Council Tax Band

Band C





Road Map



Hybrid Map



Terrain Map



Floor Plan

**Ground Floor**  
Floor area 54.8 sq.m. (590 sq.ft.)

**First Floor**  
Floor area 54.8 sq.m. (590 sq.ft.)

**Garage**  
Floor area 14.9 sq.m. (160 sq.ft.)

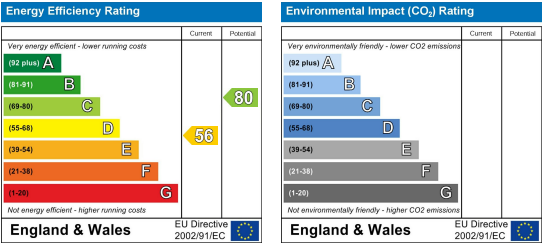
**Total floor area: 124.5 sq.m. (1,340 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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.