



SALES & LETTINGS



Claypits, Eastington, Stonehouse Gloucestershire GL10 3AL

£1,000,000 OITRO

- Cottage With Barn Planning Permission
- Substantial Four Bedroom House
- Circa 4 Acres
- Three Receptions
- Ensuite
- Three Receptions
- Ample Parking
- Stable Block

The Property

****Development Potential - House with 4 acres, outbuildings and planning permission for a barn conversion****

TG Sales is thrilled to present this unique property For Sale, which includes planning permission for a three-bedroom barn conversion, with approximately four acres of land, and tremendous potential. Located on the outskirts of Eastington village, this property offers excellent connectivity to the M5 motorway, as well as easy access to the village of Stonehouse and Stroud town centre.

Upon entering via gates, you will find a spacious four-bedroom cottage. The ground floor features a welcoming entrance hall, a large kitchen/dining room, an office, a separate dining room, a lounge, a cloakroom, and a utility room. As you ascend to the first floor, you will discover an impressive landing area, a master bedroom with fitted wardrobes and an ensuite shower room, and three additional double bedrooms, one of which includes a private shower cubicle. There is also a family bathroom.

This family home is equipped with mains gas central heating and double glazing throughout.

Externally, the cottage showcases a generous lawn area at the front, while the rear provides ample parking. A paddock, currently fenced off, would be perfect for horses, accompanied by two stables and additional storage.

Furthermore, there is a meadow and a barn that has received permission for conversion into a three-bedroom dwelling. Viewing is essential to fully appreciate the abundant space and potential this property has to offer.



Situation

Situated on the edge of Eastington, an active village with several pubs, local shops, and a primary school that OFSTED rates as Excellent. Further local facilities, including a doctor's and a chemist, can be found in the nearby town of Stonehouse, some 3 miles away. Stonehouse also has a mainline rail station to London Paddington.

Directions

SATNAV postcode GL10 3AL

Tenure Freehold

Local Authority Stroud

Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band C





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