



SALES & LETTINGS



Old Orchard, Great Oldbury, Stonehouse Gloucestershire GL10 3XJ

£535,000

- Executive Four Bedroom Detached - Built in 2025
- Sizeable Kitchen/Diner With Breakfast Bar
- Solar Panels and EV Charger
- Garage
- Utility
- Playroom/Study
- En-suite
- Driveway Parking

The Property

****EXECUTIVE FOUR BEDROOM DETACHED FAMILY HOME - BUILT BY BOVIS IN 2025****

TG Sales present to the market an immaculately-presented four bedroom detached family home built in 2025, boasting versatile living accommodation, solar panels and EV charger.

Ground floor accommodation consists of entrance hallway, leading through to a spacious lounge, a playroom/study, downstairs W.C. and an impressive kitchen/diner expanding the entirety of the ground floor width. With a stylish breakfast bar and bifold doors leading out to a well-maintained rear garden with side access, this is the perfect space for those who enjoy hosting, or for families to enjoy quality time together. The kitchen also boasts built-in appliances along with a utility room.

The ground floor is laid with Karndean flooring, along with the W.C., family bathroom and ensuite.

Upstairs are four double bedrooms, with the master equipped with an en-suite shower room, along with a sizeable family bathroom.

To the side of this fantastic home is tandem driveway parking for two vehicles along with a single garage with power.

The property also boasts solar panels and a EV charger.

Viewing is highly recommended to appreciate the size and pristine condition of this home.



Situation

Great Oldbury is situated on the edge of the vibrant town of Stonehouse. The development is served by a local 'Little Waitrose' for every day needs. In the town itself you will find an abundance of shops and other local amenities including, GP surgery, chemist, pubs, supermarket, independent butchers and fast food/takeaway outlets plus a fabulous Italian restaurant. This property is ideally situated for easy access to M5 motorway. The town also has its own mainline railway station, which has a regular train service to London. There are 3 primary schools (Great Oldbury Primary Academy, Park Infant & Junior), one secondary school (Maidenhill) and independent schools (Wycliffe College and Hopelands Preparatory School). There are also a number of footpaths and lanes that lead from the town to the nearby Stroudwater canal and the Cotswold Way walking trail passes close to Stonehouse.

SATNAV postcode GL10 3XJ

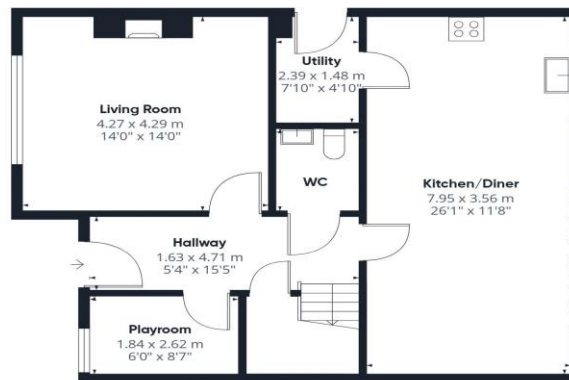
Tenure Freehold

Local Authority Stroud

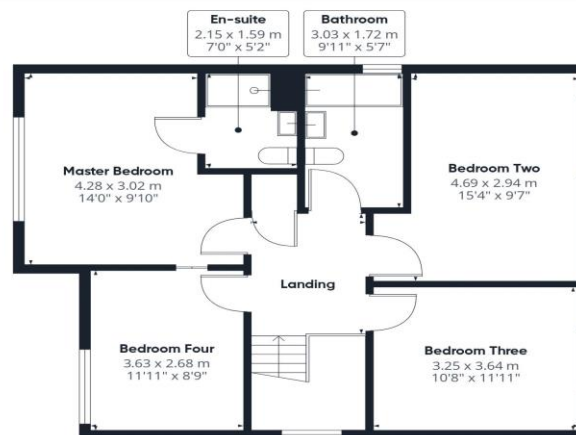
Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band E





Floor 0



Floor 1

Approximate total area⁽¹⁾
135.3 m²
1456 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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92+	A	93 A	93 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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