



**The Beagles, Cashes Green GL5 4SE**  
**£323,000**





# The Beagles, Cashes Green GL5 4SE

• Semi-detached house situated in the popular area of Cashes Green • Three bedrooms • Front and rear gardens with nice views from the second bedroom • Garage and two parking spaces • Front overlooking a green space ideal for those with children wishing to play out • Good access for sought after Foxmoor School and Cashes Green Primary School • Close to local amenities such as a newsagents and popular chip shop • Freehold • Council tax band C (£2,137.10) • EPC rating C77

**£323,000**



Regent House, 1 Bath Road, Stonehouse, GL10 2JD

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## Entrance Hall/Utility Room

Composite door and uPVC double-glazed window to front elevation and composite door to rear garden. Access to living room, storage cupboard and stairs rising to the first floor. Worktop with cupboard beneath, space for washing machine, tumble dryer and an additional appliance such as under-counter freezer. Radiator.

## Living Room

uPVC double-glazed window to front elevation. Radiator.

## Kitchen/Diner

uPVC double-glazed window to rear elevation and uPVC double-glazed French doors to garden. Storage cupboard. Range of wall and base units with appliances to include one and a half bowl sink with mixer tap and drainer, four ring electric hob and oven. Integrated appliances to include fridge/freezer and slimline dishwasher. Additional shelving space under the stairs. Radiator.

## Bedroom One

uPVC double-glazed window to front elevation. Wardrobes. Radiator.

## Bedroom Two

uPVC double-glazed window to rear elevation. Wardrobes. Radiator.

## Bedroom Three

uPVC double-glazed window to rear elevation. Radiator.

## Bathroom

uPVC double-glazed window to front elevation. Low-level WC, wash hand basin and bath with shower over. Heated towel rail.

## Outside

The property boasts both a front and rear garden. The front of the property is laid to lawn and provides access to the communal green, ideal for those with children wishing to play and socialise with friends. The rear garden is fully enclosed and low maintenance, it has a patio space and artificial lawn. There is a storage shed and access to the garage. The garage can also be accessed via the up-and-over door to the front, there is parking for two vehicles in front.

## Location

The property is located in Cashes Green, there are local amenities such as the Co-Operative supermarket, coffee bars, and hairdressers. Foxmoor Primary School is within walking distance. Other schools such as Cashes Green Primary School, Archway Secondary School, Marling Grammar for boys and Stroud High for Girls can be found nearby. A wider range of facilities is available in Stroud where you will find a variety of restaurants, an award winning twice weekly farmers market, leisure and sports centre and there is also a main line railway station with intercity services connecting to London (Paddington), Gloucester and Cheltenham. Junction 13 of the M5 motorway is also within easy driving distance.

## Material Information

Tenure: Freehold.

Council tax band: C.

Local authority and rates: Stroud District Council - £2,137.10 (2025/26).

Electricity supply: mains.

Water supply: mains.

Sewerage: mains.

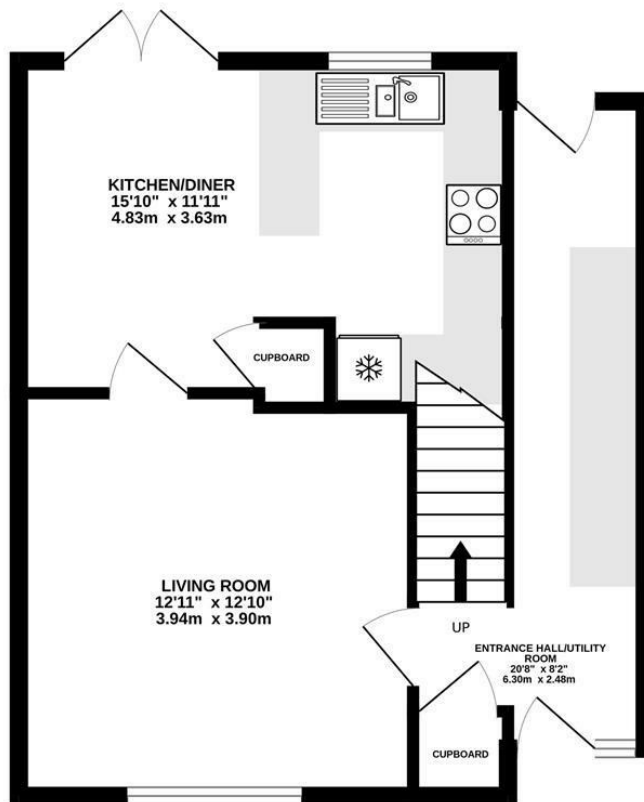
Heating: gas central heating.

Broadband speed: 11 Mbps (basic), 80 Mbps (superfast) and 2,000 Mbps (ultrafast).

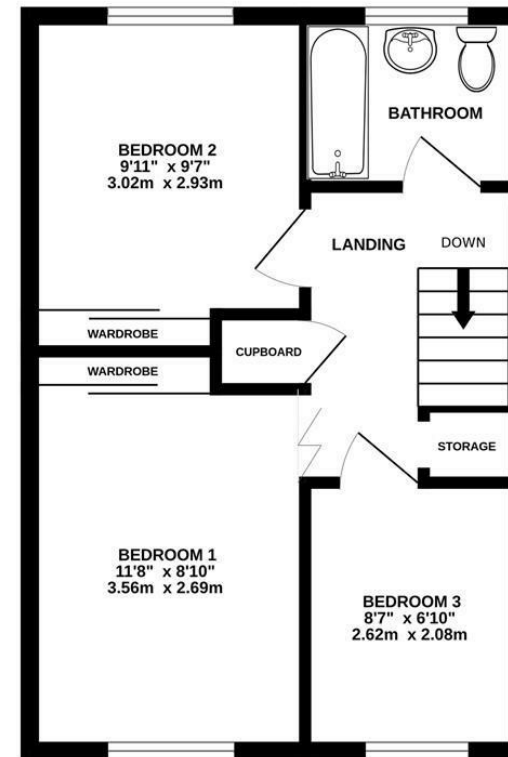
Mobile phone coverage: EE, Three, O2 and Vodafone.



GROUND FLOOR  
461 sq.ft. (42.8 sq.m.) approx.



1ST FLOOR  
370 sq.ft. (34.3 sq.m.) approx.



TOTAL FLOOR AREA : 830 sq.ft. (77.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Prospective purchasers please be aware none of the appliances, boiler, heaters etc. which may have been mentioned in these particulars have been tested and no guarantee can be given that they are in working order. Prospective purchasers should arrange for such items to be tested at their own expense.

