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Sales & Lettings

Flat 3, Wallbridge House, Wallbridge,
Stroud, Gloucestershire, GL5 3JS
Price £169,950

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A spacious one double bedroom first floor apartment within a Grade II listed Georgian Manor House. Featuring high ceilings, sash windows, period charm, communal gardens and off-road parking, all within walking distance of Stroud town centre and railway station. No Chain.

Sawyers Estate Agents are delighted to bring to the market this charming first floor apartment, forming part of an elegant Grade II listed converted Georgian Manor House, set on the edge of Stroud Town Centre. Rich in period character, the apartment boasts high ceilings, decorative fire surrounds, sash windows with timber shutters and coving, all complemented by generous room proportions. Outside, residents benefit from a communal garden and off-road parking. Offered to the market with No Chain.

Accommodation

The apartment is accessed via an impressive communal entrance hall, where a magnificent sweeping multi-tier Georgian staircase, polished mahogany handrail, intricately turned balusters and decorative carved details create a truly grand first impression. Flooded with natural light from an oversized arched window, the communal areas perfectly reflect the building's historic character.

Internally, the apartment comprises a welcoming entrance hall leading to a generous sitting room, where two deep-set multi-pane Georgian sash windows enjoy pleasant views over the surrounding greenery. Offering excellent versatility, the room is currently arranged as a creative studio and home office, whilst also featuring a useful timber-built mezzanine style bed arrangement. The bespoke fitted kitchen is well appointed with handcrafted wall and base units, decorative tiled splashbacks, a Belfast style sink, appliance space and plumbing for a washing machine. A generous double bedroom overlooks the communal garden and benefits from an airing cupboard, whilst the bathroom is fitted with a white suite incorporating a bath with shower attachment and part tiled walls.

Design and Features

The apartment beautifully showcases the elegance of Georgian architecture, with high ceilings, decorative coving, sash windows complete with timber shutters, attractive fire surrounds and generous room proportions throughout. The property benefits from gas central heating, creating a comfortable home whilst retaining an abundance of period charm and character.

Parking

The property is approached via a sweeping tree-lined driveway which opens onto the communal off-road parking area, providing convenient parking for residents. A communal garden can be found to the rear of the Manor House, creating a peaceful setting to enjoy throughout the year.

Location and Lifestyle

Approached via a magnificent wide flight of traditional stone steps, the principal entrance is framed by an authentic Grade II listed Georgian aedicule doorway, complete with elegant Tuscan stone columns, a classical triangular pediment and an impressive fan-shaped decorative transom window, creating a truly striking arrival.

Despite its secluded setting, the property is within walking distance of Stroud Town Centre and Stroud Railway Station. Stroud is one of Gloucestershire's most sought after market towns, set amidst the scenic Cotswold countryside and the convergence of the Five Valleys. Residents benefit from a mix of historic charm and contemporary amenities, including a bustling street market, shops, pubs, restaurants and bistros. First class schools cater to all age groups, while excellent local bus services and proximity to the M5 motorway provide convenient access to Gloucester, Cheltenham and Bristol.

Education and Connectivity

The area is well served by top rated schools for all age groups and benefits from a reliable local bus network. The nearby M5 motorway provides easy access to major cities, while Stroud's mainline railway station offers a direct, high speed service to London in approximately 90 minutes.

Directions

For SAT NAV use: GL5 3JS

Leave Stroud via the A46 Bath Road heading in the direction of Nailsworth. Turn left immediately after the turning for the Kwick-Fit garage, indicated by our 'For Sale' board. Follow the driveway for a short distance where the building will be found on your right hand side.

Material Information

Tenure: Leasehold with share of Freehold
Lease Length: 300 years from December 1982. Years remaining: 256 (2026)
Service Charge: £150 Per Month
Ground Rent: Nil
Management Company: Wallbridge House Management Company Ltd
Conservation Area: Stroud Industrial Heritage
Grade II Listed: Yes
Local Authority: Stroud District
Council Tax Band: A
Electricity Supply: Mains
Gas Supply: Mains
Water Supply: Mains
Sewerage: Mains
Flood Risk: Very Low
Mobile coverage: EE, Vodafone, O2 (Average)
Broadband Speed: Basic (15 Mbps) Superfast (80 Mbps)

(This information is subject to change and should be checked by your legal advisor)

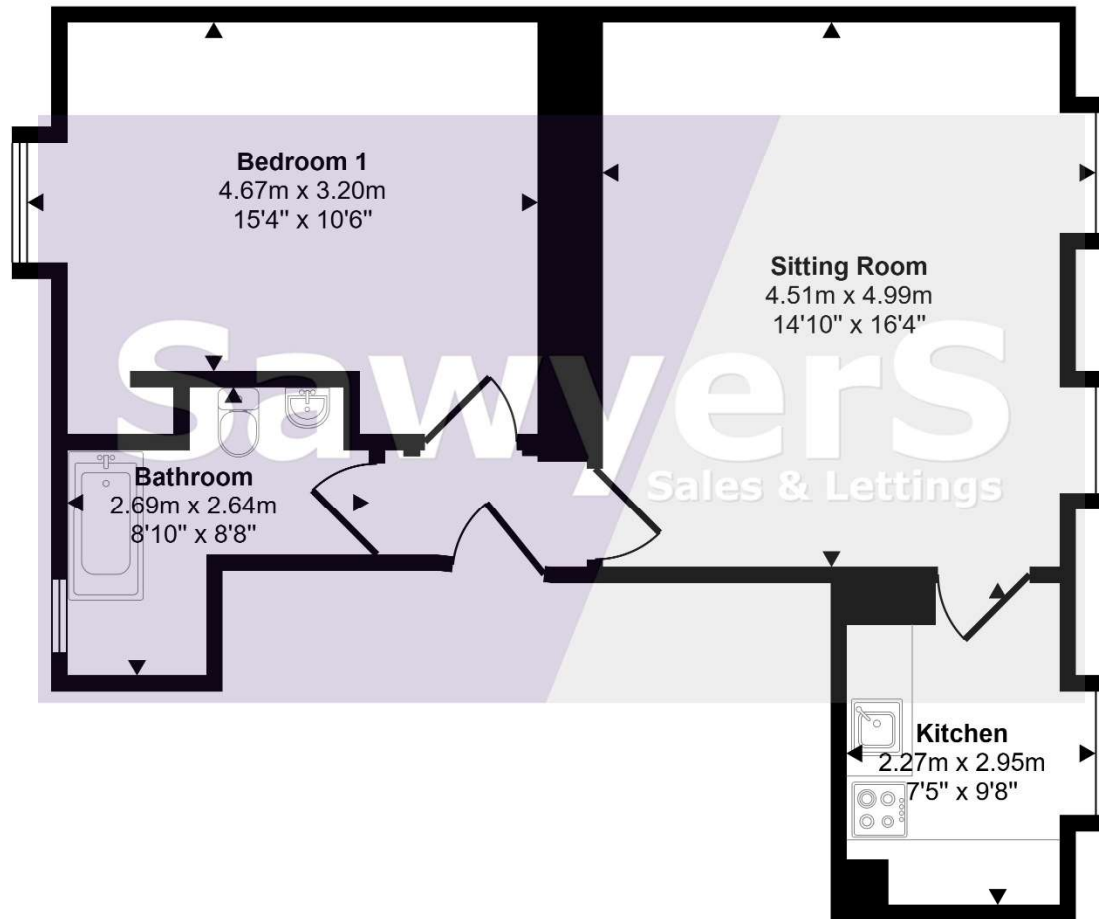
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Selling Agent

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Approx Gross Internal Area
53 sq m / 574 sq ft



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) A		81
(81-91) B		
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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