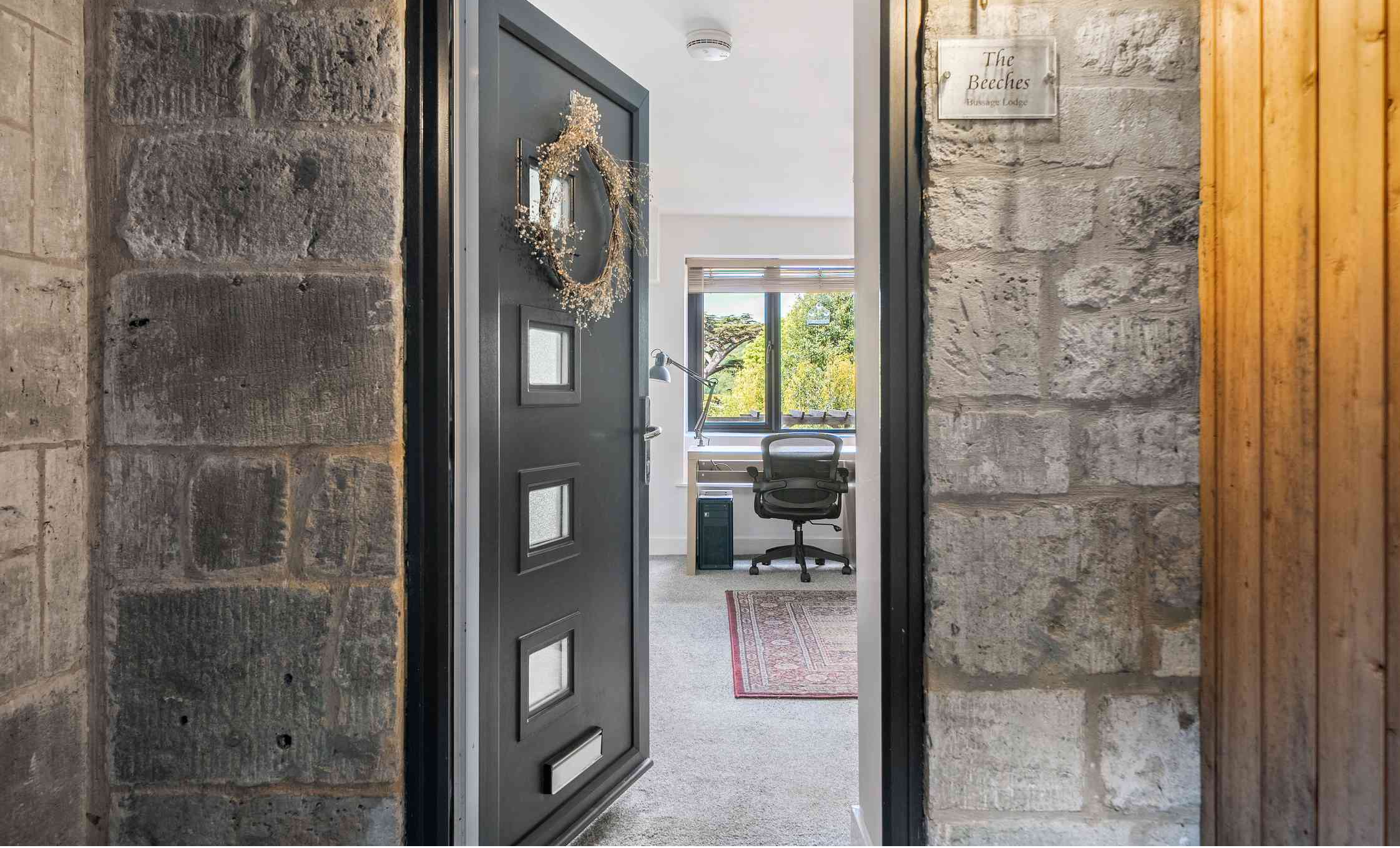


Bussage Lodge The Beeches, Bussage, Stroud, Gloucestershire, GL6 8BB

Guide Price £199,950

PETER JOY
Sales & Lettings









Bussage Lodge The Beeches, Bussage, Stroud, Gloucestershire, GL6 8BB

A well-presented one-bedroom apartment tucked away in the heart of Old Bussage. The accommodation is arranged over one level and offers well-proportioned, modern living space with lovely views. Further benefits include gas central heating and allocated parking.

ENTRANCE, SITTING ROOM, KITCHEN/DINING AREA, MAIN BEDROOM MEASURING 16'2 x 13'2 WITH EN-SUITE BATHROOM, LOCATED IN OLD BUSSAGE, LOVELY QUIET LOCATION, NEWLY CONVERTED, ALLOCATED PARKING, GAS CENTRAL HEATING, DOUBLE GLAZING THROUGHOUT.

Viewing by appointment only

The Old Chapel, Brimscombe, London Road, Stroud, GL5 2SA t: 01453 766333 Email: stroud@peterjoy.co.uk







Description

Situated in a quiet setting in Old Bussage is this well-presented one-bedroom apartment. Forming part of an exclusive development of just five apartments, the building was converted around five years ago.Upon entering the property, you are welcomed into a bright open-plan living space with three double-glazed windows allowing plenty of natural light throughout. There is a comfortable sitting area which flows seamlessly into the modern kitchen, fitted with a range of wall and base units along with a number integrated appliances. The bedroom measures 16'2 x 13'2 and enjoys a front-facing aspect, with access to the en-suite bathroom.

Outside

The property also benefits from allocated parking for one vehicle, use of a communal storage area, and access to the communal gardens.

Location

The property is located in Old Bussage. It, along with the neighbouring villages of Chalford, Brownshill and Eastcombe, enjoys a bustling village community, with established primary and secondary schools, three Cotswold pubs, GP surgery, pharmacy, a post office and shops in the area. Stroud town benefits from an award winning weekly farmers market as well as a variety of local independent shops and stores, pubs serving locally supplied beers and ciders and plenty of cafes, bars and restaurants to eat and socialise at. The recently opened "Five Valleys" shopping centre is of particular note and is certainly worth a visit for a range of market stalls, food stalls and stores. The wider area has a range of shops and amenities, including supermarkets, a hospital, state and private schools, a leisure and sports centre and a main line railway station with inter city services travelling to London (Paddington). Cirencester (10 miles), Cheltenham (15 miles) and Swindon (25 miles) are all within comfortable driving distance.

Directions

Leave Stroud via the A419 and proceed past Brimscombe Corner, turning left into Toadsmoor. Continue up to the top of the hill and turn right onto The Ridgeway. Take the first right into The Ridge. Continue along until you reach The Ram Pub. Park by The Ram Pub and a member of the team will meet you there and direct you to the property.

Property information

The property is leasehold with approximately 993 years remaining on the lease. The freehold is owned collectively by the residents, with all apartments holding an equal share of the freehold. The service charge is £83.58 per month, which covers the cost of buildings insurance, electricity for the basement and lighting for the driveway. Mains Gas, electricity, water and drainage are connected. The council tax band is B. We have checked the service and reception levels available locally through the OFCOM network checker and the broadband services available include superfast, and mobile voice and data services should be available from all providers in this postcode.

Local Authority

Stroud District Council, Ebley Mill,Westward Road, Stroud, Gloucestershire GL5 4UB Tel: 01453 766321

The Beeches, GL6 8BB

Approximate Gross Internal Area = 49.1 sq m / 528 sq ft

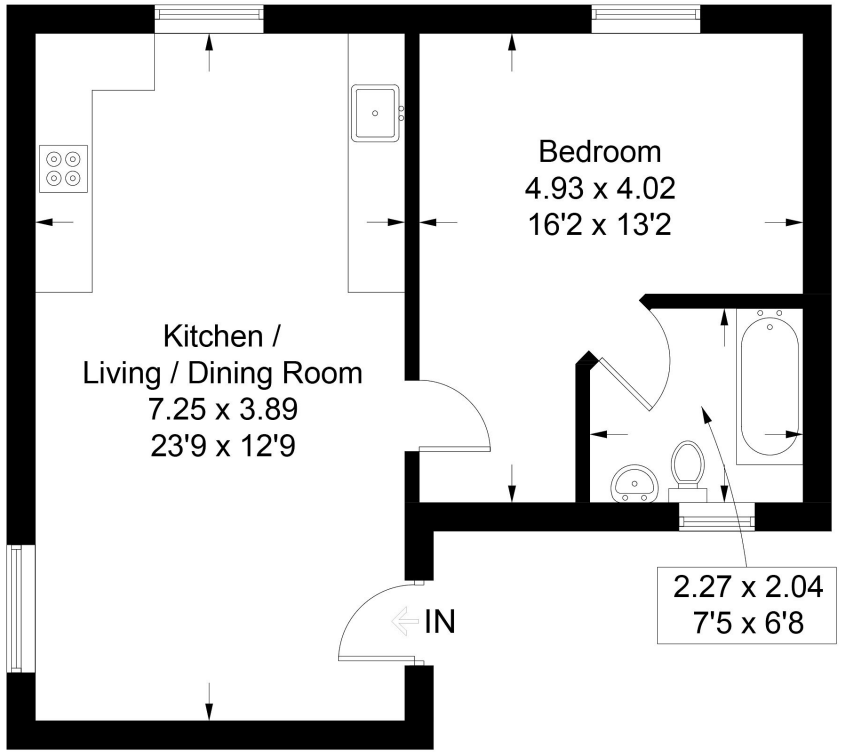
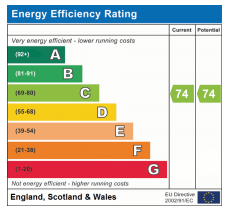


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1300368)



These sales particulars are prepared in good faith and are for general guidance only. We have not tested the services, appliances and fittings nor carried out a detailed survey and interested parties should employ their own professionals to make such enquiries before making any transactional decisions. Room sizes are internal and should not be relied upon for carpets and furnishings. Any plan is for layout and guidance only. Notice is given that all fixtures, fittings, carpets, curtains/blinds and kitchen equipment are deemed removable by the vendor unless specifically itemised within those particulars.

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