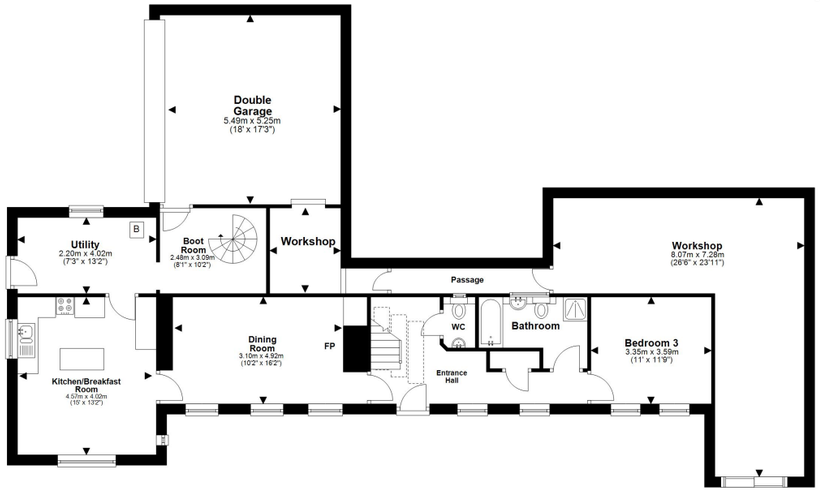
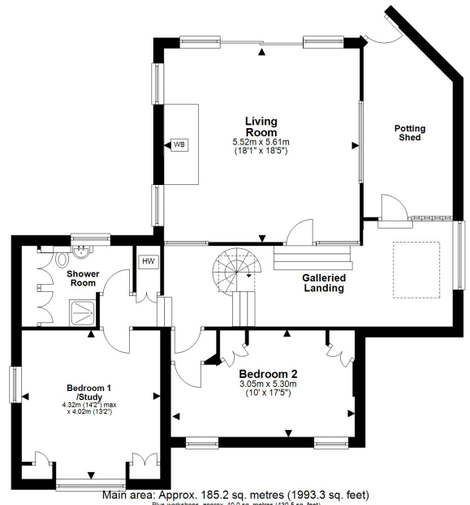
Ground Floor



First Floor



Main area: Approx. 185.2 sq. metres (1993.3 sq. feet)
Plus workshops, approx. 40.0 sq. metres (430.5 sq. feet)
Plus double garage, approx. 28.8 sq. metres (309.9 sq. feet)
Plus greenhouse, approx. 12.9 sq. metres (139.0 sq. feet)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes, and compass bearings before making any decisions reliant upon them.
Errington Smith Sales & Lettings
Plan produced using PlanUp.

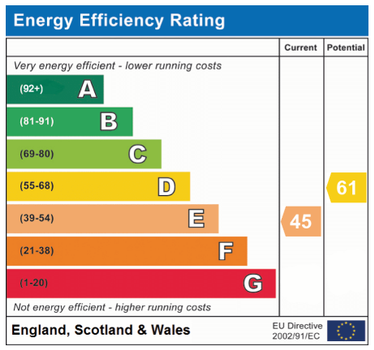
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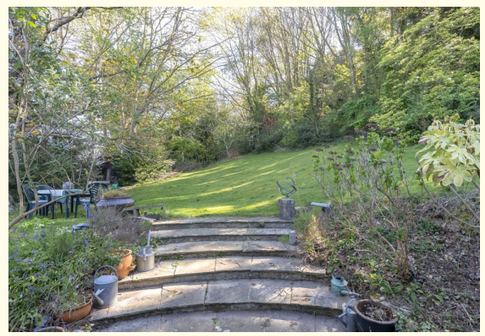
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e). It should not be assumed that the property has all necessary planning permissions, building regulations or other required consents. Where any reference is made to such permissions and consents it is given in good faith.
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THE PROPERTY OMBUDSMAN
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town and village properties





Whitsun Cottage, Green Street, Brockworth, Gloucester GL3 4RT

Set in an elevated position enjoying wonderful views and occupying a plot of approximately an acre, is this spacious three double bedroom extended detached property with a large woodland garden, workshops, garages and off road parking.

Residential Sales | Lettings | Property Management

01242 575805 www.erringtonsmith.com 107 Promenade Cheltenham Gloucestershire GL50 1NW

Whitsun Cottage, Green Street, Brockworth, Gloucester GL3 4RT

Set in an elevated position enjoying wonderful views and occupying a plot of approximately an acre, is this spacious three double bedroom extended detached property with a large woodland garden, workshops, garages and off road parking. With some modernisation being required, the splendid accommodation located on a peaceful and popular semi-rural road, comprises in brief on the ground floor, an inviting hallway, a dining room, a good sized kitchen/breakfast room offering views to the front, a utility room with access to the side, a boot room, a double garage and workshops, a downstairs WC, a bathroom with a separate shower and a double bedroom. On the first floor via a galleried landing is a large living room with a wood burning stove and sliding doors out to the westerly facing rear garden that has access to a potting shed on the side, two double bedrooms benefitting from the views plus a shower room. Further benefits of this charming and characterful property, offering good transport links to Gloucester, Cheltenham and the M5 motorway, include double glazing, oil fired central heating, parquet flooring throughout the ground floor, off road parking, a double garage, a large workshop leading through to a single garage and a sizeable woodland garden that creates a wonderfully private and picturesque backdrop. Council tax band - F













Directions
Leave Cheltenham via the A46 Painswick Road. Take the right hand turning into Green Street where the property can be found some way along on the right hand side.

Price:
£550,000

Tenure:
Freehold

Contact:
Karen Short