

56 Lower Street, Stroud, Gloucestershire, GL5 2HS

Guide Price £275,000

PETER JOY

Sales & Lettings









56 Lower Street, Stroud, Gloucestershire, GL5 2HS

A beautifully presented two-bedroom terraced home, ideally situated in Old Stroud. Arranged over three floors, the property offers well-presented accommodation comprising an entrance hall, sitting room, light and airy kitchen, two double bedrooms, a useful study area and a family bathroom.

ENTRANCE HALL, SITTING ROOM, KITCHEN, TWO BEDROOMS, FAMILY BATHROOM FEATURING A BATH AND SEPARATE SHOWER, SECOND BEDROOM FEATURING A STUDY/DRESSING AREA, SMALL TERRACE, LOCATED IN OLD STROUD.

Viewing by appointment only

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







Description

56 Lower Street is a well-presented period terraced property situated within the Conservation Area, in a sought-after residential road above Stroud. Ideally positioned in the heart of the thriving Old Stroud community, the property is within easy reach of the town's shops, amenities and train station, with Daisy Bank and a variety of countryside walks just a short distance away. Built using traditional methods beneath a pitched roof, the property offers characterful accommodation arranged over three floors and is presented in good order throughout. An entrance hall leads into the sitting room, measuring 13'8" x 12'8", which features parquet flooring and a beautiful stone fireplace with an enclosed ethanol fire. The sitting room leads through to the kitchen, which benefits from an abundance of natural light, bespoke units, a reclaimed tiled floor and access to a small decked terrace. Stairs rise from the sitting room to the first floor, where there is a good-sized double bedroom with built-in storage. A family bathroom is also located on this floor, featuring a bath and separate shower. The second floor provides a further bedroom, together with a useful study or dressing area. The property is tastefully decorated throughout, while the rear enjoys a pleasant outlook towards Butterrow and the surrounding countryside.

Outside

There is a small terrace to the rear of the property, providing the perfect space for a table and chairs. It's a lovely spot to enjoy the southerly aspect and look out over the neighbouring courtyard. We are informed by the owner that the property benefits from a right of way across the courtyard, along with a right to shared use of it. Please contact the office for further information.

Location

Stroud town centre is within easy walking distance and offers a comprehensive range of facilities. These include supermarkets, local speciality stores, a hospital, state and private schools and award winning weekly farmers market. There is also a main line railway station, with Intercity services connecting with London (Paddington). Gloucester (9 miles), Cheltenham, Cirencester and Bristol are all within 30 miles proximity. Junction 13, M5 motorway is also within easy driving distance.

Directions

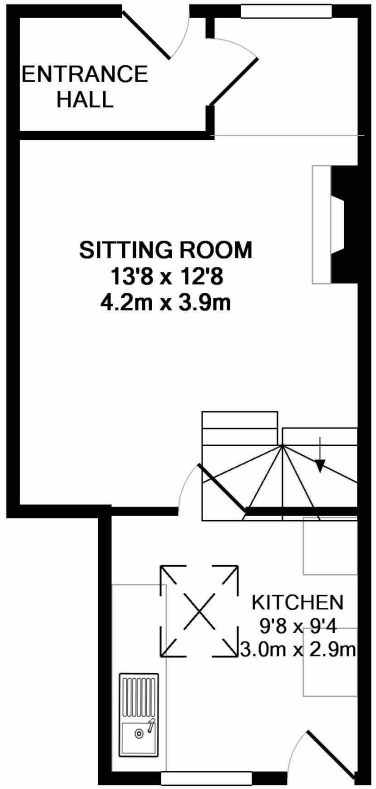
From Stroud, town head up the High Street and walk up Nelson Street. As the road forks follow on Castle Street which turns into Lower Street. Continue along Lower Street for approximately 100 metres and the property can be found on the right hand side.

Property information

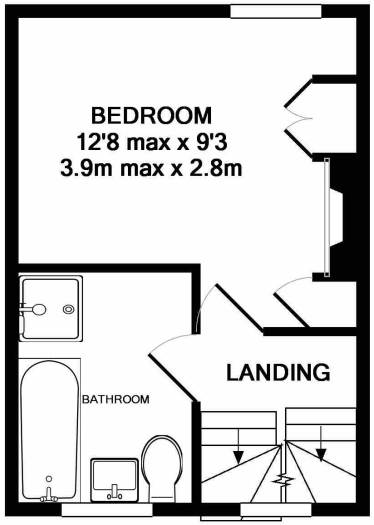
The property is freehold. Gas central heating, mains electricity, water and drainage. The council tax band is B. We have checked the service and reception levels available locally through the OFCOM network checker and the broadband services available include standard and superfast broadband, and you are likely to have service from the main service providers (EE, Three, O2 and Vodafone)

Local Authority

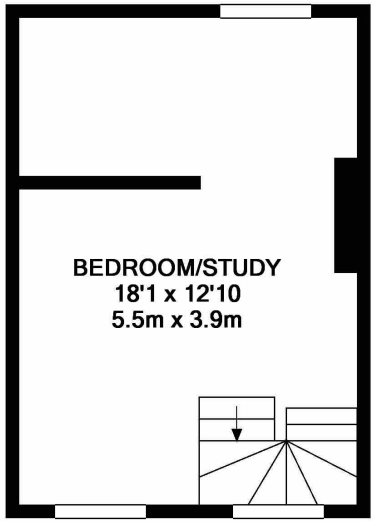
Stroud District Council, Ebley Mill,Westward Road, Stroud, Gloucestershire GL5 4UB Tel: 01453 766321



GROUND FLOOR
APPROX. FLOOR
AREA 320 SQ.FT.
(29.7 SQ.M.)

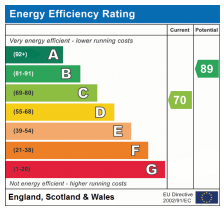


1ST FLOOR
APPROX. FLOOR
AREA 229 SQ.FT.
(21.2 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 222 SQ.FT.
(20.6 SQ.M.)

56 LOWER STREET, STROUD, GL5 2HS.
TOTAL APPROX. FLOOR AREA 770 SQ.FT. (71.6 SQ.M.)
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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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