



**Bradestones Way, Eastington GL10 3FD**  
**£308,000**





## Bradestones Way, Eastington GL10 3FD

• Modern mid-terrace town house in the popular village of Eastington • Four bedrooms to include master with views and en-suite shower room • Two bathrooms and a cloakroom • Living room with Juliet balcony overlooking rear garden and fields • Enclosed and low maintenance rear garden with decking and patio • Driveway parking for two vehicles and a integral garage • CHAIN FREE and priced to sell • Freehold • Council tax band C (£2,002.44) • EPC rating C77



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

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www.naylorpowell.com

**£308,000**

### Entrance Hall

Composite door to entrance hall. Access to kitchen/diner, cloakroom, integral garage, under-stairs cupboard and stairs rising to the first floor. Radiator.

### Living Room

uPVC double-glazed French doors to Juliet balcony with outlook over the garden. Two radiators.

### Kitchen/Diner

Two uPVC double-glazed windows to rear elevation and uPVC double-glazed French doors to garden. Range of wall and base units with appliances to include stainless steel one and a half bowl sink with mixer tap and drainer, four ring gas hob and oven. Space for washing machine, dishwasher and fridge/freezer. Radiator.

### Cloakroom

Low-level WC and wash hand basin. Radiator.

### Bedroom One

uPVC double-glazed window to rear elevation. Access to en-suite. Radiator.

### En-Suite Shower Room

Low-level WC, wash hand basin and shower. Heated towel rail.

### Bedroom Two

uPVC double-glazed window to front elevation. Access to Jack and Jill bathroom. Radiator.

### Bedroom Three

uPVC double-glazed window to front elevation. Radiator.

### Bedroom Four

uPVC double-glazed window to front elevation. Radiator.

### Jack and Jill Bathroom

Low-level WC, wash hand basin and bath with shower over. Heated towel rail.

### Outside

The rear garden is fully enclosed and low-maintenance. There is a patio and raised decking area with an outlook over local fields. At the front of the property there is driveway parking for two vehicles.

### Location

The property is situated in the popular village of Eastington. It is positioned West of Stonehouse town and is extremely convenient for Junction 13 of the M5 motorway, the A38 and the A419 roads. There are useful facilities within Eastington such as a Community Centre, Village Hall, Co-op, post office, The Old Badger pub and The Lazy Goose café. The property is located within the catchment area for Eastington Primary School with further schools just a short drive away. For further amenities and facilities, Stonehouse town is close by and provides a train Station which has a mainline to London Paddington.

### Material Information

Tenure: Freehold.

Council tax band: C.

Local authority and rates: Stroud District Council - £2,002.44 (2025/26).

Electricity supply: mains.

Water supply: mains.

Sewerage: mains.

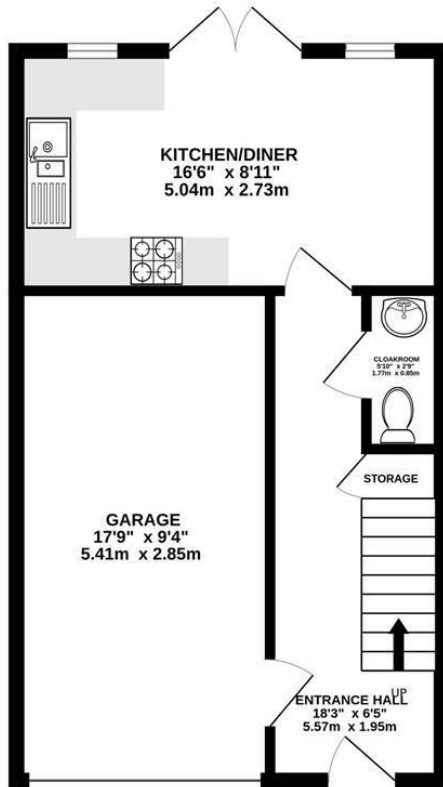
Heating: gas central heating.

Broadband speed: 5 Mbps (basic), 80 Mbps (superfast) and 10,000 Mbps (ultrafast).

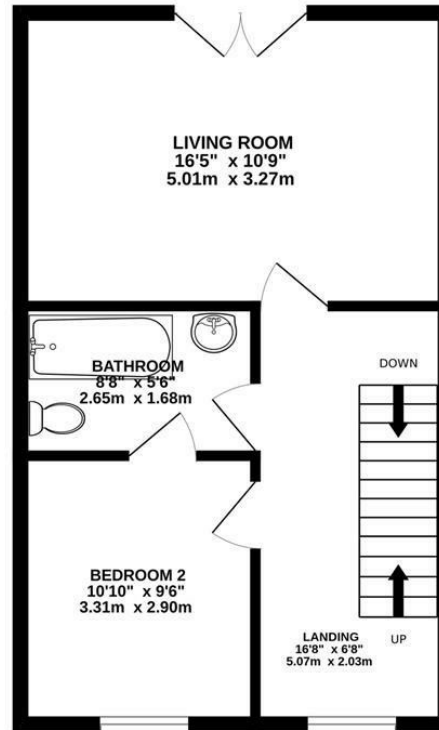
Mobile phone coverage: EE, Three, O2 and Vodafone.



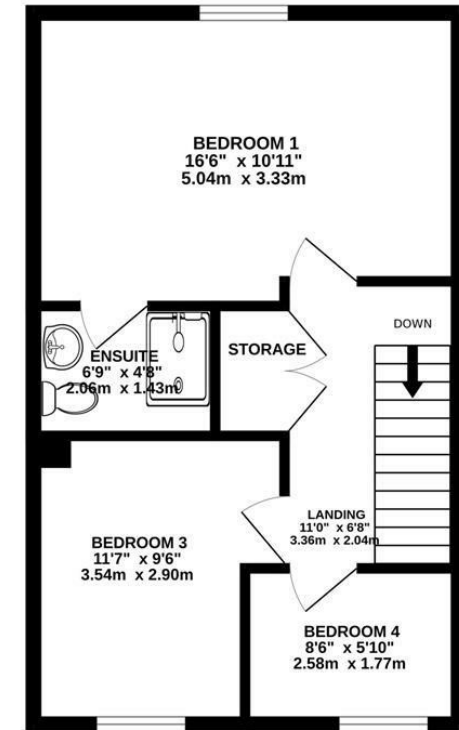
GROUND FLOOR  
432 sq.ft. (40.1 sq.m.) approx.



1ST FLOOR  
421 sq.ft. (39.1 sq.m.) approx.



2ND FLOOR  
419 sq.ft. (39.0 sq.m.) approx.



**TOTAL FLOOR AREA : 1272 sq.ft. (118.1 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.

