Springfield Court, Stonehouse GL10 2JF

Asking Price £375,000

naylor powell

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• Detached family home • Five well-proportioned bedrooms • Master with en-suite • Conservatory • Enclosed rear garden • Garage with parking space • Walking distance to town • Freehold • Council tax band E (£2,693.62) • EPC rating: C74

Asking Price £375,000

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

01453 827640
stonehouse@naylorpowell.com
www.naylorpowell.com

Entrance Hall
uPVC door to entrance hall. Access to kitchen/diner, living room, cloakroom and stairs rising to the first floor. Under-stairs storage cupboard. Radiator.

Cloakroom
Low-level WC and wash hand basin. Radiator.

Living Room
uPVC double-glazed window to front elevation and uPVC double-glazed French doors to rear garden. Feature fireplace. Two radiators.

Kitchen
uPVC double-glazed window to front elevation. Range of wall and base units with stainless steel sink and mixer tap, four-burner gas hob and double oven. Space for fridge/freezer and washing machine. Opens to conservatory. Radiator.

Conservatory
uPVC double-glazed conservatory with uPVC double-glazed French doors to rear garden. Radiator.

Bedroom One
uPVC double-glazed window to rear elevation. Built-in wardrobe. Access to en-suite. Radiator.

En-Suite Shower Room
uPVC double-glazed window to front elevation. Low-level WC, wash hand basin and shower cubicle. Radiator.

Bedroom Two
uPVC double-glazed window to rear elevation. Radiator.

Bedroom Three
uPVC double-glazed window to front elevation. Access to loft. Radiator.

Bedroom Four
uPVC double-glazed window to front elevation. Radiator.

Bedroom Five
uPVC double-glazed window to front elevation. Airing cupboard. Radiator.

Bathroom
uPVC double-glazed window to front elevation. Low-level WC, wash hand basin and bath with mixer tap and hand held shower. Radiator.

Outside
The property benefits from a single garage and parking space to the rear. The enclosed rear garden is mainly laid to lawn with a patio space and plant/shrub borders, there is a gate for side access.

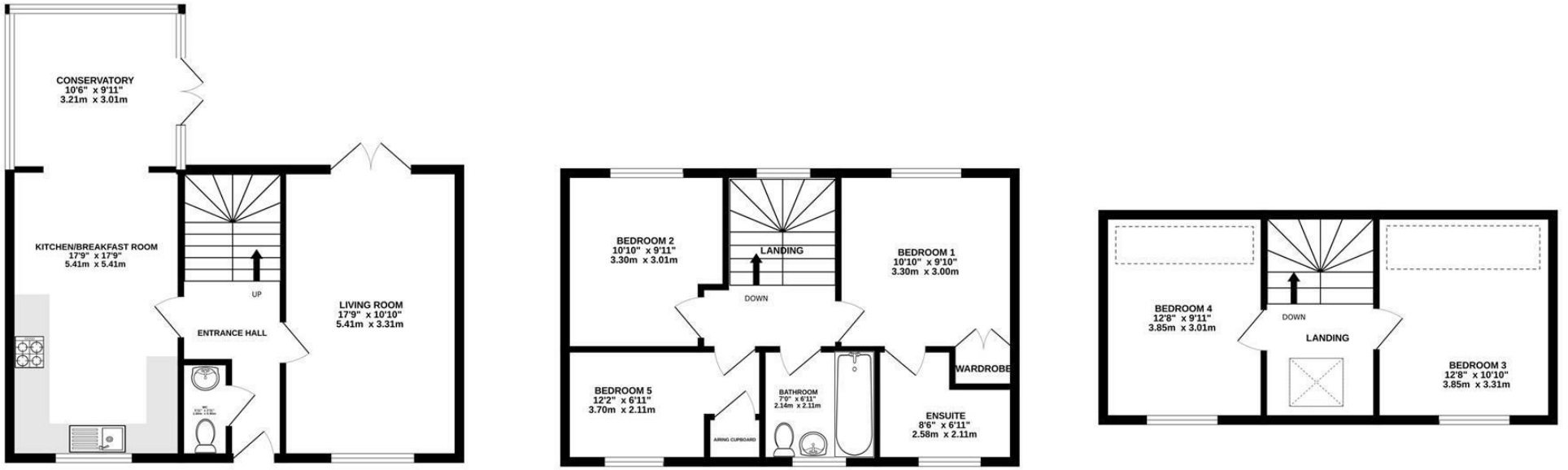
Location
The property is located centrally in Stonehouse town, within easy reach of local amenities including a Co op with a post office, restaurants, primary and secondary schools. Junction 13 of the M5 motorway is just under three miles. Stonehouse railway station has a regular train service to London and Cheltenham. The town is situated approximately three miles west of Stroud and twelve miles south of Gloucester.

Tenure, Services and Local Authority
Freehold.
The garage is leasehold. Lease length is TBC.
There is an annual maintenance charge of approximately £406.00 to First Port.
All mains services are believed to be connected to the property.
Stroud District Council - Tax Band E: £2,693.62 (2023/24).

GROUND FLOOR
595 sq.ft. (55.2 sq.m.) approx.

1ST FLOOR
491 sq.ft. (45.6 sq.m.) approx.

2ND FLOOR
349 sq.ft. (32.4 sq.m.) approx.



TOTAL FLOOR AREA : 1434 sq.ft. (133.3 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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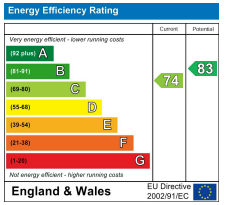
Floorplans have been prepared for identification purposes only, they are not to scale and no guarantee can be given as to their accuracy.

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.



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