



HEATHERVILLE · CHURCH ROAD · RANDWICK · STROUD

**MURRAYS**  
SALES & LETTINGS

HEATHERVILLE  
CHURCH ROAD  
RANDWICK  
STROUD  
GL6 6JJ

Occupying an elevated edge-of-village position, Heatherville is an exceptional newly constructed home finished in beautiful Cotswold stone.

**BEDROOMS: 5**

**BATHROOMS: 4**

**RECEPTION ROOMS: 3**

**GUIDE PRICE £1,425,000**

## FEATURES

- Newly Constructed Contemporary House, No Onward Chain
- 5 Bedrooms
- 4 Bathrooms
- 3 Reception Rooms
- Contemporary Kitchen/Breakfast/Dining Room
- Detached Studio
- Swimming Pool
- Total Plot just over 0.5 Acres
- Terraced Gardens



## DESCRIPTION

Occupying an elevated edge-of-village position, Heatherville is an exceptional newly constructed home in beautiful Cotswold stone. With extensive gardens, near to the enchanting Randwick Woods and National Trust countryside, the setting offers both tranquility and picturesque walking routes right on the doorstep.

From the moment you step into the spacious reception hall, the meticulous attention to detail is immediately evident. At the heart of the home lies the impressive kitchen/breakfast room, complete with sleek fittings and bi-fold doors opening onto the rear terrace – perfect for entertaining and enjoying seamless indoor-outdoor living. The south-facing sitting and family rooms are filled with natural light, thanks to elegant bay windows that capture the sunshine throughout the day. Additional ground floor accommodation includes a dedicated study, a well-equipped utility room and a cloakroom.

Upstairs, the first-floor hosts four generous bedrooms: a luxurious dual-aspect master suite with a stunning en-suite bathroom, and a guest bedroom with its own en-suite shower room. Two further double bedrooms and a modern family bathroom complete this level. The second floor offers a fifth bedroom with an adjoining shower room, ideal for guests or older children.

Outside, the beautifully terraced gardens extend across a half acre plot and offer a range of sociable entertaining areas, carefully positioned to enjoy open views and leading up to the woodland beyond. A detached studio/summer house provides an ideal space for remote working, creative pursuits, or relaxation; while the inviting outdoor pool is perfect for soaking up long summer days. Parking for multiple vehicles

is located to the side of the house, with a yet to be constructed double garage with room above.

Heatherville truly embodies the essence of modern country living, combining luxurious design with a peaceful, scenic location. A rare opportunity not to be missed for discerning buyers seeking space, style, and serenity.

AGENTS NOTE: Some photographs have been enhanced using CGI, ask for further details.





## DIRECTIONS

Heatherville is most easily found by leaving Stroud in the direction of the M5 Motorway. At the Cainscross roundabout take the second exit and turn right at the following traffic lights. Continue through Cashes Green towards Randwick. Carry on up the hill into the village passing the church on the right hand side. As the road levels and you leave the village, the entrance to Heatherville can be found on the left hand side.

## LOCATION

One of the key attributes of Heatherville is its tucked away location. Located on the outskirts of the pretty Cotswold village of Randwick, directly north-west of Stroud, the house sits in a position ideal for access to Gloucester and Cheltenham. The village itself has a popular pub, primary school and a thriving village hall which plays host to numerous community events. Randwick Woods offer lovely country walks or hacks.

Randwick is within 10 minutes drive from Stroud with its mainline station, (frequent services into London Paddington scheduled from 90 minutes) and equally convenient for the M5 Motorway at junction 13 for Bristol, Cheltenham and Gloucester. Nearby Stroud has a large Waitrose as well as other supermarkets and an award winning Saturday Farmers' Market. There is a wide choice of both state and private schools locally, including selective grammar schools in Stroud, Gloucester and Cheltenham and in the private sector, Beaudesert Park and Wycliffe College are both within easy reach. Stroud has a Leisure Centre and multiplex cinema and there are great walks in the vicinity with the Cotswold Way nearby and a number of challenging golf courses.

Both the M5 and M4 motorways are easily accessible: M5 J11a Hucclecote - 10 miles, Motorway M5 J12 Stonehouse - 4.5 miles, Motorway M4 J15 Swindon - 33 miles, Motorway M4 J18 Old Sodbury (Bath/Bristol) - 21.5 miles, Gloucester Railway Station - 9 miles, Stroud Railway Station - 2 miles, Cheltenham (central) - 14 miles, Bristol Temple Meads - 33 miles, Bath (central) - 31 miles. Distances are approximate.



## Heatherville, Church Road, Randwick, Stroud, Gloucestershire

Approximate IPMS2 Floor Area

House 268 sq metres / 2885 sq feet  
Studio 15 sq metres / 161 sq feet

Total 283 sq metres / 3046 sq feet  
(Includes Limited Use Area 19 sq metres / 204 sq feet)

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07890 327 241

Job No SP3827

This plan is for identification and guidance purposes only.

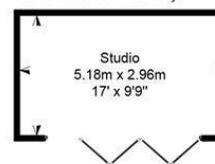
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Not to scale unless specified.

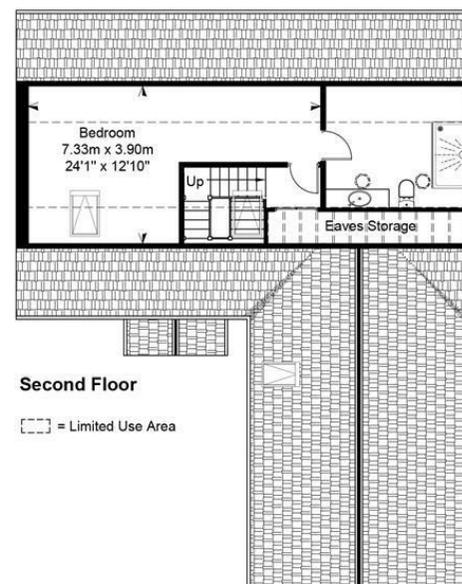
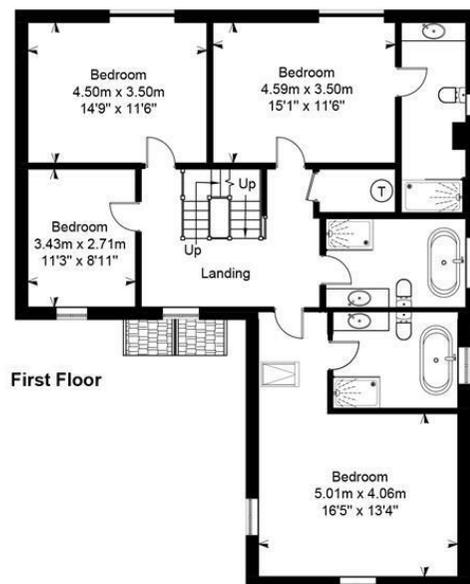
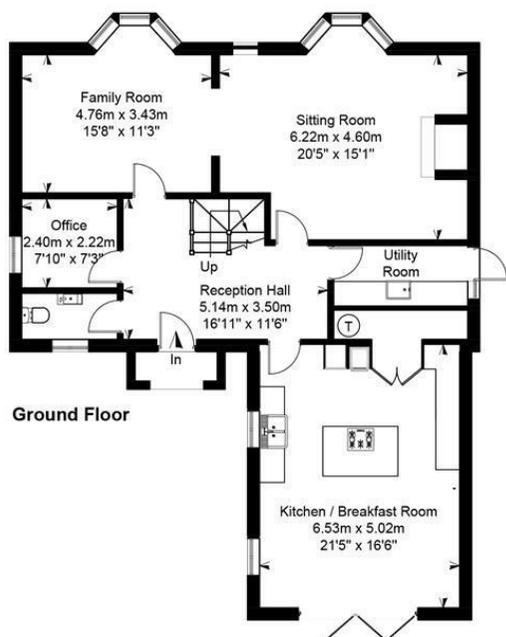
IPMS = International Property Measurement Standard



Studio Measured Externally



Outbuildings  
Not Shown In Actual Location Or Orientation



## SUBJECT TO CONTRACT

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# MURRAYS

SALES & LETTINGS

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### Painswick

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The Old Baptist Chapel, New Street,

Painswick GL6 6XH

### Minchinhampton

01453 886334

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3 High Street, Minchinhampton GL6 9BN

### Mayfair

0870 112 7099

info@mayfairoffice.co.uk

41-43 Maddox Street, London W1S 2PD

### TENURE

Freehold

### EPC

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### SERVICES

Services connected to the property include Air source heat pump central heating, mains drainage, water and electricity. Stroud district council currently band D £2276.62. Ofcom checker - Broadband Standard 3Mbps, Ultrafast 1000mbps. Mobile phone EE,02, Three and Vodafone all likely.

For more information or to book a viewing  
please call our Stroud office on 01453 755552