

PerryBishop

PROPERTY MADE PERSONAL



Little Oaks, France Lynch, Stroud, Gloucestershire, GL6 8LJ

Little Oaks,

France Lynch, Stroud, Gloucestershire, GL6 8LJ

Key Features



4

Bedrooms



2

Bathrooms



3

Receptions

- Detached residence
- Sought after location
- Walking distance to amenities
- Close to schools
- Far reaching views
- Parking
- Garage
- EPC: E

About the property

Nestled in a lovely semi-rural location stands this detached four bedroom home exuding charm and comfort.

Boasting a homely and inviting atmosphere, the property offers a peaceful and quiet retreat with scenic views.

Well-maintained and spacious, the house features a beautifully landscaped garden, perfect for relaxation and outdoor entertaining. Enjoy the serene surroundings from the private patio or balcony.

Convenient amenities include off-street parking and a garage.

This property is ideal for those seeking a tranquil lifestyle in a stunning setting.

Additional benefits include an installed water softener and a working well (by hand pump) in the garden.

Don't miss the opportunity to make this peaceful sanctuary

your own.

Contact us today to arrange a viewing.

Amenities

France Lynch is set within an area of outstanding natural beauty and is situated on top of the Cotswold Hills about four miles to the east of Stroud. The property is within walking distance of the Community Hall which is perfect for parties and also hosts WI, cubs/scouts, and film nights (including National Theatre shows). Also within walking distance is the pleasure ground and popular sports and social club.

The nearest village of Chalford Hill has a strong community identity and popular primary and secondary schools. The Gloucestershire Parish of Chalford covers two square miles of the most beautiful countryside, stretching out over four miles south-east of Stroud on the north side of the River Frome, eight miles west of Cirencester, and in and above the Golden Valley. This part of the Cotswolds is cut by deep gorge-like valleys and benefits from a Parish Church, pubs and local shops.

The nearest local town is the meeting point of five valleys, the historic town of Stroud is a well known centre for arts and crafts as well as its weekly Farmers Market; recently voted the best in the country. An annual textile festival is held in the town as well as various exhibitions at the Subscription Rooms and at The Museum In The Park.

Stroud has two state Grammar Schools, for boys and girls, and Thomas Keble and Cirencester Deer Park schools are both very popular secondary schools in the area. Nearby there are also several Independent Schools such as Beaudesert Park School in Minchinhampton, Wycliffe College in Stonehouse and the prestigious Cheltenham College and Cheltenham Ladies College are approximately 30 minutes away.



Stroud has good transport links with London Paddington only 90 minutes (approx.) by train and Bath and Bristol 45 minutes by car.

Broadband and Mobile Coverage

For an indication of specific broadband and mobile speed and supply or coverage in the area we recommend the Broadband and mobile coverage checker – Ofcom.

Directions

From our office in Nailsworth take the third exit from the roundabout onto George Street continuing up the 'W' and follow the road to the junction with Cirencester road at Tom Longs Post turning right onto Cirencester road. Follow the road for approximately one mile and just after the cattle grid take the left turning onto Hyde Hill and follow the road until you get to the junction with the A417 /London Road. Go straight over into The Old Neighbourhood. Follow the road for just under a mile and at the cross roads turn right into Abnash. Continue on this road as it becomes Burcombe Road and then at the junction turn right onto Middle Hill - signposted to Bussage and France Lynch. At the next junction, just past the triangle and bus stop, take the second turning into Brantwood Road follow the road to the end and turn right where the property can be found a short distance along on the left hand side.

Services & Tenure

The tenure is Freehold.

Local Authority

Stroud District Council

Council Tax Band: F

Our reference

STRVAL/SM/RN/13062204

We'd love to hear from you

4 The Old George, Fountain Street, Nailsworth,
Gloucestershire, GL6 0BL

T: 01453 836736

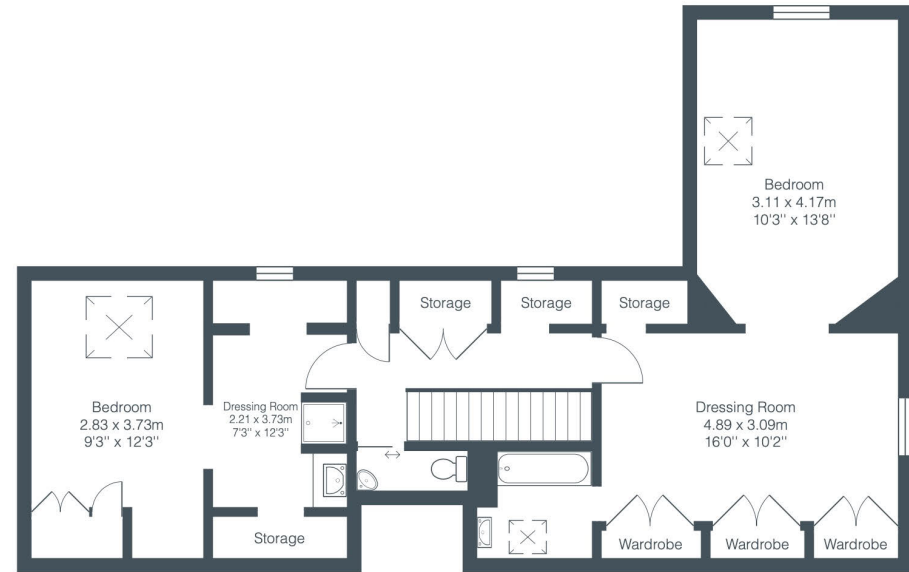
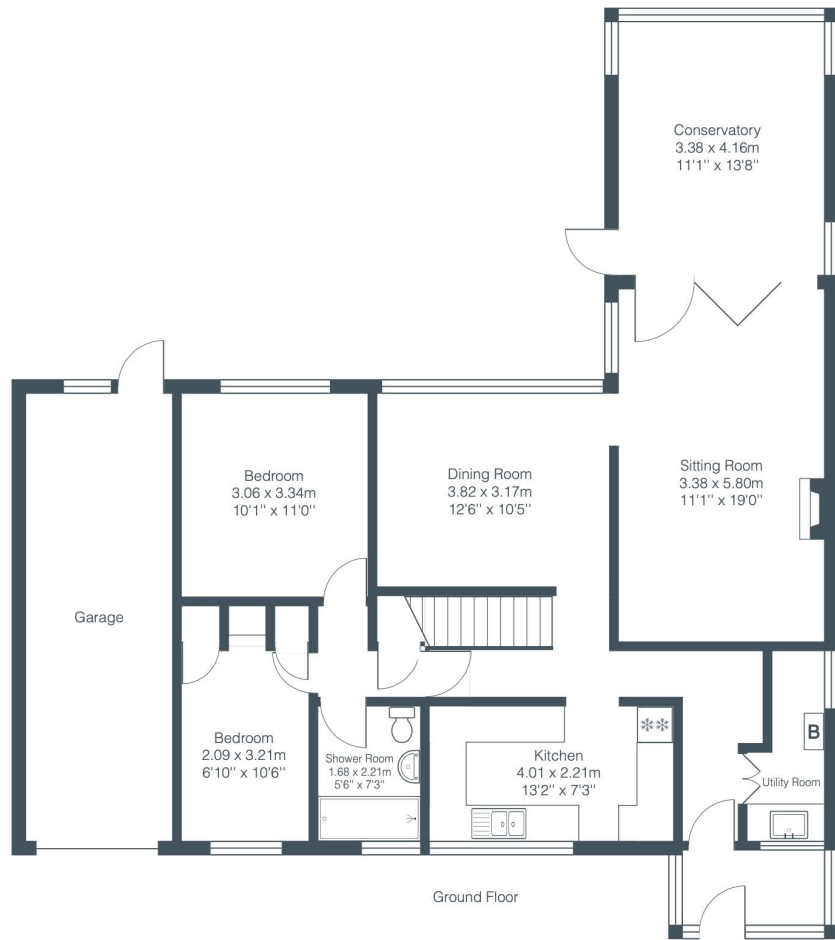
E: stroudvalleys@perrybishop.co.uk











PerryBishop

PROPERTY MADE PERSONAL

Total Area: 196.9 m² ... 2120 ft²

All measurements are approximate and for display purposes only.





4 The Old George, Fountain Street, Nailsworth, Gloucestershire, GL6 0BL

T: 01453 836736

E: stroudvalleys@perrybishop.co.uk

[perrybishop.co.uk](https://www.perrybishop.co.uk)

ID Checks: Please advise that we charge an admin fee of £25.00 for each individual and £40.00 for a joint purchase when purchasing from us which is payable on a non-refundable basis at the start of the transaction.

Disclaimer: These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give, nor do we or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property. We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.

Gloucestershire • Oxfordshire • Wiltshire

