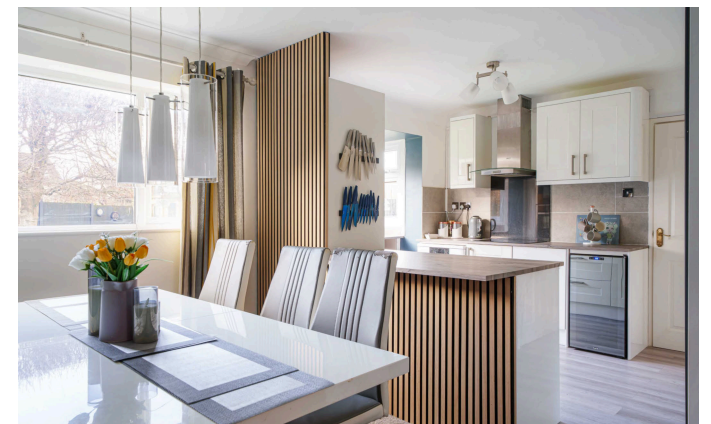


Besbury Park, Minchinhampton, Stroud, Gloucestershire, GL6 9EN



Sought after location • Walking distance to primary school • Close to amenities • Well presented
• Plenty of parking • Garage • Good size garden • EPC D

Besbury Park,

Minchinhampton, Stroud, Gloucestershire, GL6 9EN

Key Features



4
Bedrooms



1
Bathroom



2
Receptions

About the property

Nestled in a peaceful and charming neighbourhood, this modern detached house boasts four bedrooms, making it the ideal family home.

The property is beautifully maintained, offering a homely and comfortable living space. Bright and well-lit rooms create a welcoming atmosphere throughout the house.

The property features a lovely garden and a patio, perfect for relaxing or entertaining guests. With off-street parking available, convenience is key for residents.

Situated in a highly accessible location, this property is close to local amenities, schools, and transport links.

Don't miss the opportunity to make this delightful house your new home.

Contact us today to arrange a viewing and experience the comfort and convenience this property has to offer.

Amenities

The small Cotswold town of Minchinhampton is located on the edge of Minchinhampton Common, 600 acres of National Trust land providing a wonderful unspoilt area for walking, horse riding and playing golf. The town has a range of shops satisfying everyday requirements for vegetables, meat and everyday groceries; as well as coffee shops, weekly market, chemist, doctors surgery and primary school.

More comprehensive shopping can be found approximately 4 miles away in Stroud which enjoys a weekly farmers market, thriving café culture and regular arts based festivals. There are also 3 supermarkets including Waitrose. The nearby popular town of Nailsworth also provides a variety of shops including the well-known delicatessen Williams's Kitchen and Hobbs House

Bakery.

Stroud has a mainline train station running a direct service to London Paddington in just over 90 minutes. Junction 13 of the M5 is approximately 7 miles away at Stonehouse and the A419 runs through Stroud to Cirencester and then to Junction 15 of the M4 at Swindon.

Additional Information

Additional information that may affect your decision to purchase this property is on our website under the property listing or on request from the office.

This includes: Broadband speed and mobile phone signal, flood risk, and area information.

We also ask our clients about known legal aspects such as rights of way, restrictions, and accessibility information.

Directions

From our office in Nailsworth, take the third exit at the mini roundabout in George Street and continue over the cattle grid and up The 'W'. Follow the road over the common and turn right at Tom Long's post. Carry on along the main road and then take the turning on the left hand side into Besbury Park, keep to the left and follow the road round and number 10 can be found on the left hand side.

What 3 Words: [///roof.editor.laughis](#)

Services & Tenure

The tenure is Freehold.

Local Authority

Stroud District Council

Council Tax Band: F

Our reference

NAI/SM/RN/27012025

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



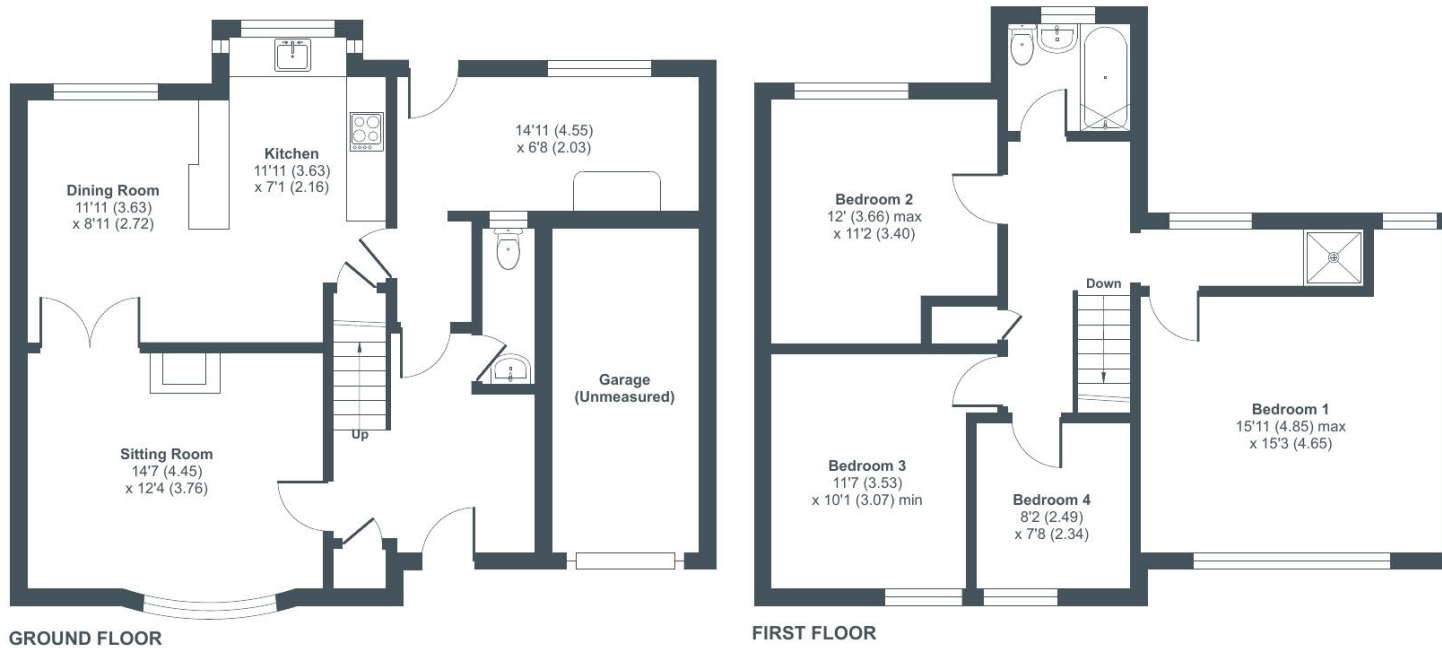




Besbury Park, Minchinhampton, Stroud, GL6

Approximate Area = 1367 sq ft / 127 sq m (excludes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2025. Produced for Perry Bishop. REF: 1239089



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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.

