

## Lewiston Mill, Toadsmoor Road, Brimscombe, Stroud, Gloucestershire GL5 2TE



Sought after location • Overlooking the mill pond • Beautifully presented • Double car port •  
Quality finishes throughout • Underfloor heating • EPC B

# Lewiston Mill,

Toadsmoor Road, Brimscombe, Stroud, Gloucestershire GL5 2TE

## Key Features



3  
Bedrooms



2  
Bathrooms



2  
Receptions

## About the property

Modern Semi-Detached House in a charming setting. This bright and sophisticated property boasts 3 bedrooms, making it the perfect home for families or professionals seeking space and comfort. The house is well-maintained and offers a luxurious living experience with its clean and convenient layout.

The property features a beautiful garden over looking the mill pond and a patio area, ideal for relaxing or entertaining guests. With a double car port, parking will never be an issue for residents. The scenic surroundings add to the appeal of this home, providing a peaceful and tranquil environment.

Don't miss the opportunity to make this stunning property yours. Contact us today to arrange a viewing and experience the charm and convenience of this modern semi-detached house.

## 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.

## Amenities

Brimscombe is a popular area a couple of miles east of Stroud. The historic building of the former Brimscombe Port is nearby, with a well regarded primary school within walking distance. Canalside walks are on the doorstep and amenities available at nearby Brimscombe Corner include a post office and general store. Stroud town offers a wider range of shops, amenities and a train station with direct London (Paddington) service. Nailsworth two miles, Cirencester (11 miles), Cheltenham (14 miles) and Swindon (26 miles) are all within comfortable driving distance.

## 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 Long's Post. Turn left then first right onto Brimscombe Hill, following down to the bottom of the hill to the junction with the London Road (A419). Turn right onto the London Road then after a short drive you will see a turning on your left signposted Eastcombe and Bussage. Turn left here onto Toadsmoor Road and Lewiston Mill is on the left hand side at the junction with Knapp Lane, take the second entrance where the property can be found on the right hand side.

What3Words: ///judges.galloping.goats

## Services & Tenure

The tenure is freehold. All mains services are understood to be connected.

## Local Authority

Stroud District Council

Council Tax Band- F

## Our reference

NAI/SM/MS/01042025

## We'd love to hear from you

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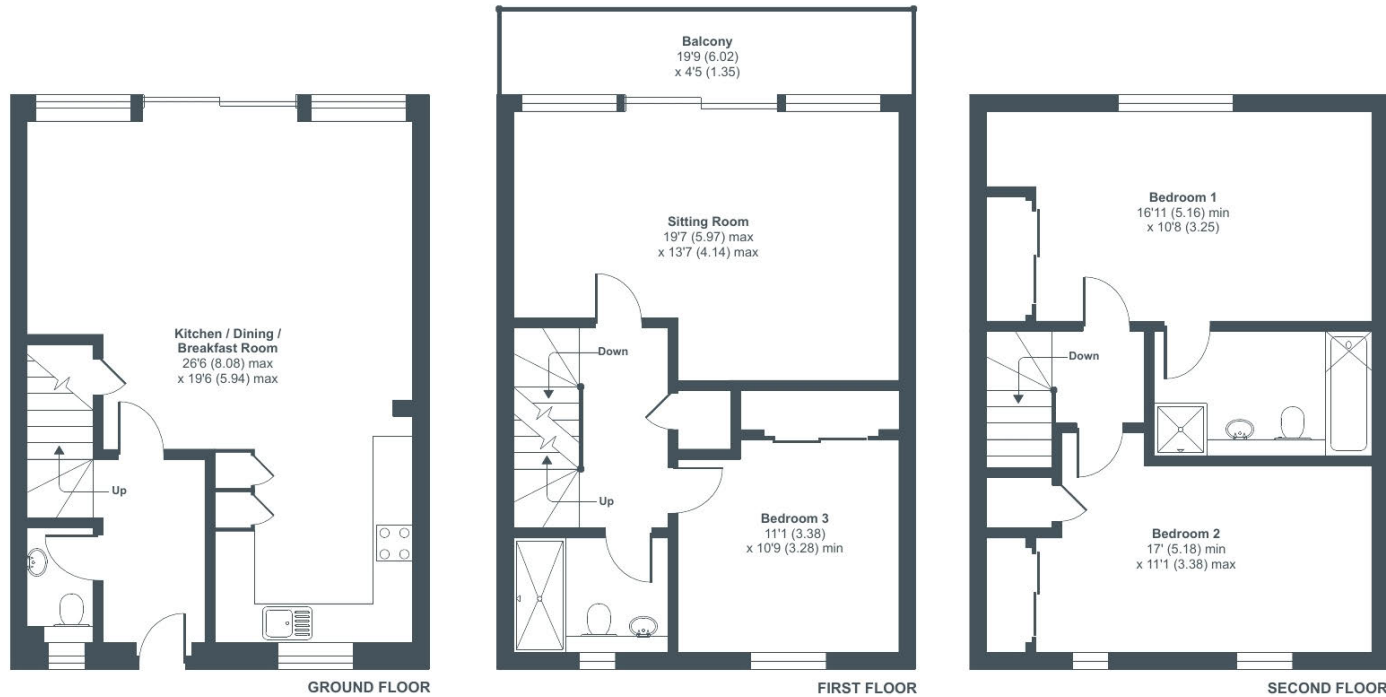




# Toadsmoor Road, Brimscombe, Stroud, GL5

Approximate Area = 1588 sq ft / 147.5 sq m

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: 499058



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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.

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