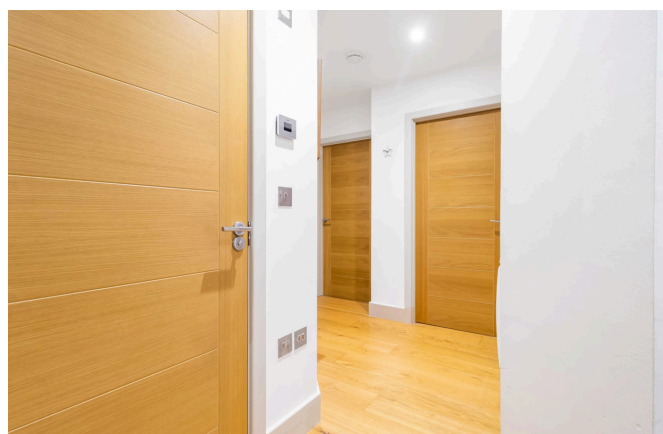
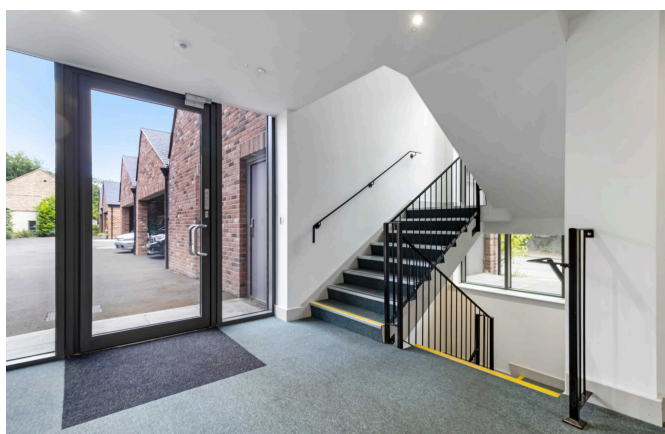


# PerryBishop

PROPERTY MADE PERSONAL

Toadsmoor Road, Brimscombe, Stroud, Gloucestershire, GL5 2TE



Sought after location • Lift access • Well presented • Off street parking • Open plan living • Contemporary design • EPC C



Toadsmoor Road, Brimscombe, Stroud, Gloucestershire, GL5 2TE

such as rights of way, restrictions, and accessibility information.

Key Features



2  
Bedrooms



2  
Bathrooms



1  
Reception

About the property

Modern Apartment: This stylish 2-bedroom property offers a bright and charming living space in a convenient location. The apartment is well-maintained and modern, providing a comfortable and secure environment for residents. Featuring ample natural light, the property boasts a clean and well-lit interior that exudes a contemporary feel. With off-street parking available, convenience is key for residents with vehicles. Situated in a sought-after area, this apartment is ideal for those looking for a modern and accessible living space. Don't miss the opportunity to make this property your home! Contact us today to arrange a viewing.

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

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.

What3Words /// judges.galloping.goats

Services & Tenure

The tenure is leasehold, 999 years. Service charge £1441.19 per annum, payable yearly. Mains water, drainage, and electricity are understood to be connected.





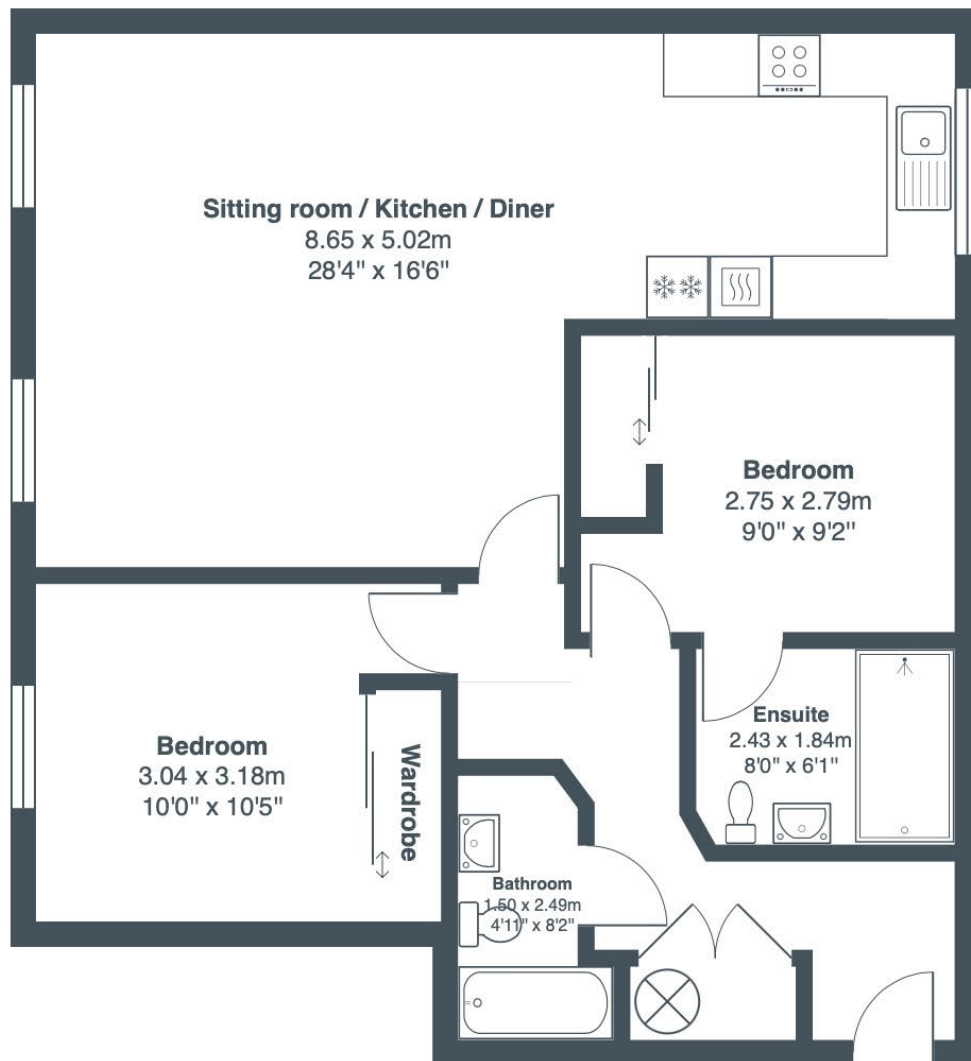
**Local Authority**  
Stroud District Council.

Council Tax Band B.

**Our reference**  
NAI/SM/CDH/11072025

**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](mailto:stroudvalleys@perrybishop.co.uk)





**Total Area: 77.5 m<sup>2</sup> ... 834 ft<sup>2</sup>**

All measurements are approximate and for display purposes only

**PerryBishop**

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**[perrybishop.co.uk](https://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

