PerryBishop

PROPERTY MADE PERSONAL



Kiambu, Windsoredge Nailsworth, Stroud, Gloucestershire, GL6 0NR

Guide Price £725,000

Kiambu, Windsoredge

Nailsworth, Stroud, Gloucestershire, GL6 0NR

Key Features

4	2	2
Bedrooms	Bathroom	Reception

- A fabulous family home with pretty views
- Versatile accommodation with a multitude of purposes
- Sunny sitting room with a multi fuel stove
- Dining room with plenty of room for entertaining
- Kitchen with wooden cupboards for storage
- Outside covered patio, perfect for late evenings
- A double bedroom and bathroom downstairs

About the property

In the same family for nearly 30 years, this chalet bungalow has views, spacious accommodation and versatility very rarely found in a family home.

Approached down a long drive shared with two other houses, there is private parking in front of the double garage which is larger than most.

Approached into the hallway with stairs rising to the first floor, the accommodation consists of a kitchen with wooden cupboards and Rangemaster stove , a light and airy sitting room with double doors into the garden, a study and dining room with access to the front through double doors, and plenty of under stairs storage.
There is a double bedroom and a bathroom on the ground floor, with two further double bedrooms on the first floor with a cloakroom. Both of these bedrooms have storage in the eaves.

On the other side of the house is a staircase leading to a landing with plenty of storage, steps up into a fabulous bedroom which could also be used as a separate sitting room, teenage den or playroom. A shower room completes this floor.

Outside the front door is a covered patio area, perfect for entertaining in all weathers. There are layers to the garden, which has been terraced but could be terraced more if needed. A vegetable patch with a shed, log and rubbish store are all on this level.

A gate leads into a lawned part of the garden, where there are fruit trees and a den which defies description, but would be loved by all ages.

Additional Information

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







We ask our clients about known legal aspects such as rights of way, restrictions and accessibility information. If there is anything further you would like to know, please contact the office.

Directions - What 3 Words
spires.cornfield.inviting

Services & Tenure
Tenure - Freehold
Electricity - Mains Supply
Water – Mains Supply
Sewerage - Mains Supply
Heating - Gas

What the owner said

The property has been such a wonderful family home for nearly 30 years, but the time has come for us to downsize. There is so much we will miss, especially the bright, sunny aspect and the fabulous, far reaching views. One of our absolute favourite spots is the undercover patio area - It has been an incredible space where we sit and eat outside in all weathers.

The location has been perfect for us, with spectacular walks nearby, including the beautiful National Trust woodland at Woodchester Park and the sweeping open spaces of the commons. Nailsworth is a truly special, vibrant place to live.

















Approximate Gross Internal Area 2182 sq ft - 192 sq m
(Including Garage)
Ground Floor Area 871 sq ft – 81 sq m
First Floor Area 550 sq ft – 41 sq m
First Floor (2) Area 403 sq ft – 37 sq m
Garage Area 358 sq ft – 33 sq m



PerryBishop
PROPERTY MADE PERSONAL

PINKPLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

PerryBishop
PROPERTY MADE PERSONAL





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.