



14 MILLERS CLOSE  
Ashleworth | Gloucestershire | GL19 4JE

HUGHES **HS** SEALEY

# Welcome to... 14 MILLERS CLOSE

Welcome to Number 14, Millers Close, a wonderful three double bedroom detached property located in this highly sought-after Gloucestershire village. Having undergone an extensive refurbishment, this super home, which has been completed to a high specification, is one where you can now move straight into and enjoy.

Benefiting from two formal reception rooms, three double bedrooms, a spacious kitchen plus driveway parking, attached garage and gardens, you begin to understand why this property comes with such a high recommendation to view.

Internally the property offers a lovely, welcoming and spacious entrance, which benefits from fitted storage, ideal for coats, shoes and umbrellas. To the right of the entrance hall are the three double bedrooms and the family shower room, whilst to the left is the living accommodation which includes the two reception rooms and fitted kitchen.

The living room is located at the front of the property and so enjoys plenty of natural light. Providing a focal point

to the room is a log burning stove which is inset to the chimney breast. To the right of the chimney breast is a glazed door that allows access to the dining room.

The dining room is a lovely size, again enjoying plenty of natural light and will comfortably house a six-eight seater table and chairs. To the head of the room, a door leads though to the kitchen, which benefits from a wealth of units, which sit alongside a host of integrated appliances. From the kitchen, access is also gained to the integral garage and to the entrance hall.

Of the bedrooms, all are double rooms with the principal bedroom and guest bedroom both benefiting from fitted wardrobes, with the main bedroom also enjoying a wonderful en suite bathroom, complete with freestanding bath. Bedroom three is currently used as an office but will comfortably house a double bed and enjoys fitted storage.

Completing the internal accommodation is the beautifully appointed, three-piece family shower room.









# Explore outside... | 4 MILLERS CLOSE

Externally the property enjoys driveway parking to the front for two-three vehicles whilst the attached garage benefits from light, power and water connection. To the head of the room is a pedestrian door giving access to the garden.

The garden features a paved terrace which opens onto a lawned garden. The garden is enclosed by fencing and enjoys a high degree of privacy.

## LOCATION

Ashleworth is an idyllic spot offering the perfect blend of rural calm and urban accessibility. Located six miles from the city of Gloucester, and with Cheltenham and Tewkesbury also within easy reach, you're moments away from a wealth of shopping, leisure and cultural possibilities with all locations offering independent shops and cafés nestled among big-name brands, everything you need is at your fingertips. Within Gloucester is the renowned 'Gloucester Quays' which offers a wide range of outlet shopping, dining and entertainment options.

The small village primary school in Ashleworth is well regarded and rated 'Good' in its latest Ofsted report, while Hartpury College and University, renowned for its programmes in agriculture, animal studies, equine studies, sports and veterinary nursing, is just a short drive away. Furthermore, the village offers the Ashleworth Hub. The Hub is at the centre of the village and strives to provide excellent service with local quality produce and a variety of home-made food to takeaway.

The Hub provides the community with the means of being able to meet, have a chat, grab a coffee/lunch/the

weekly shop/emergency purchases, or choose from the local produce including Peter Cooks Bread, Plenty Pies, Drapers Bakery, St George's Bakery, DJ Perks and flowers grown by Phil Morris. Once you venture beyond the village, a nearby pub, local bakery and veterinary centre add to the rich tapestry of amenities and opportunities.

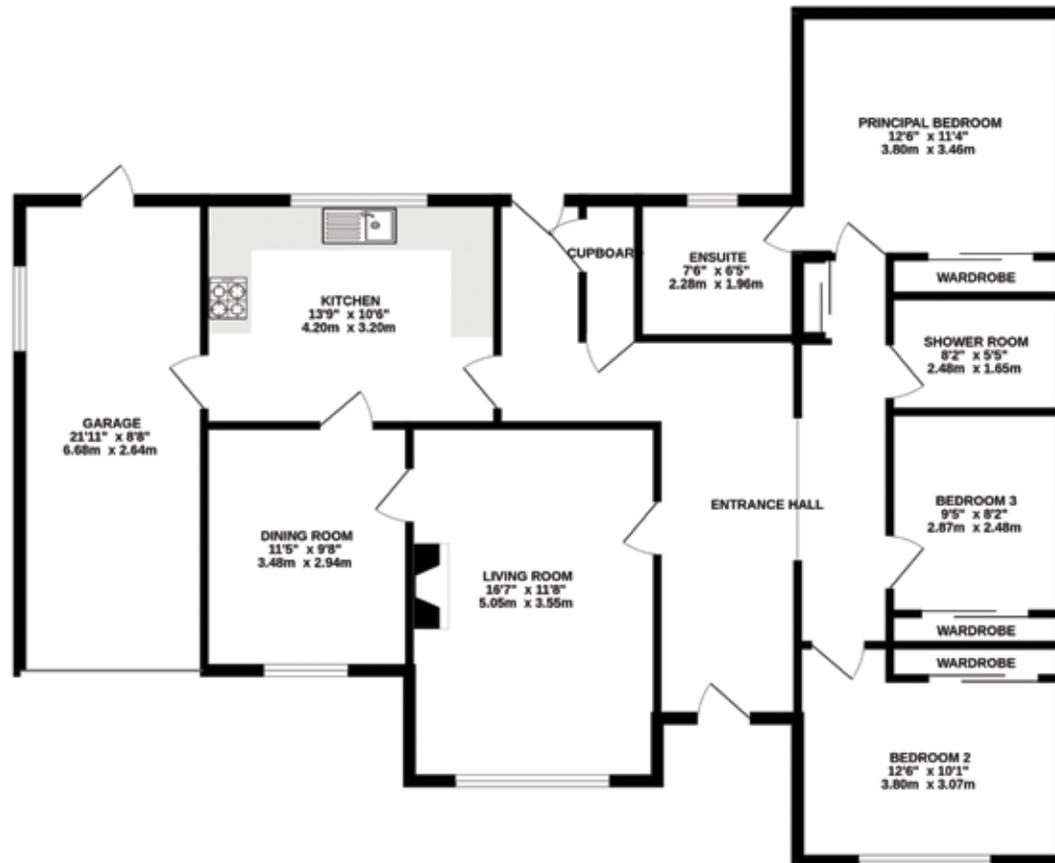
- A wonderful three double bedroom detached family home, located in this sought after village
- Having undergone an extensive refurbishment, the property is ready to move into and enjoy
- Driveway parking for 2-3 vehicles, leading to attached single garage
- Enclosed rear garden enjoying a paved terrace and lawns
- Spacious, welcoming entrance hall leading to living accommodation and bedrooms
- Living room located to the front of the property, enjoying a log burning stove
- Formal dining room and fitted kitchen, enjoying wealth of units and host of integral appliances
- Principal bedroom with fitted wardrobes and en suite bathroom
- Guest bedroom with fitted wardrobes, bedroom 3 (double room) and family shower room
- A property that must be viewed to fully appreciate all that is on offer

## DIRECTIONS

To locate the property, please enter the following postcode into your sat nav system: GL19 4JE. Upon arrival, the property can be identified by our For Sale sign.

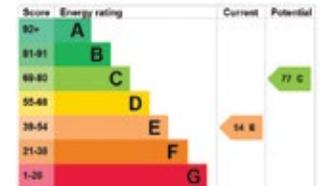


**GROUND FLOOR**  
1357 sq.ft. (126.1 sq.m.) approx.



TOTAL FLOOR AREA : 1357 sq.ft. (126.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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