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Sales & Lettings

21 Chapel Street, Stroud, Gloucestershire, GL5 1DU

Price £125,000

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A charming one double bedroom ground floor apartment conveniently located within walking distance to the centre of town. Benefits include its own private entrance, double glazing and gas central heating. Outside you will find the communal garden and allocated parking. No Chain.

Sawyers Estate Agents are pleased to bring to the market this charming one double bedroom ground floor apartment conveniently located within walking distance to the centre of town. The accommodation briefly consists, entrance hall, kitchen, living room, bedroom and bathroom. Benefits include its own private entrance, double glazing and gas central heating. Outside you will find the communal garden and allocated parking. No Chain.

Draft Details - Awaiting vendors approval.

Amenities: Chapel Street is located within `Old Stroud` and is within a few hundred yards of the town. Stroud is one of Gloucestershire's most popular market towns, situated at the convergence of five valleys amidst the beautiful Cotswold countryside. It contains a rich blend of industrial heritage and modern amenities with its town centre shopping, bustling street market, a range of banks, restaurants, bistros and pubs. There are first class schools for all grades and age groups and good access to the M5 allows comfortable commuting to Cheltenham, Gloucester and Bristol.

Entrance Hall 1.63m (5'4") x 0.93m (3'1")

Double glazed door to front, meter cupboard, telephone point and tiled floor.

Kitchen 2.85m (9'4") x 1.63m (5'4")

Double glazed window to side, extractor, modern and matching range of fitted wall and base units complemented with contrasting roll edged work surfaces over, stainless steel single drainer sink unit with mixer tap, tiled splash backs, space for cooker, space for fridge, plumbing for washing machine, serving opening to living room and tiled floor.

Living Room 3.94m (12'11") x 3.46m (11'4")

Double glazed window to front, wall light points, radiator and laminated flooring.

Inner Hall

Storage cupboard.

Double Bedroom 3.65m (12'0") x 2.38m (7'10")

Double glazed window to front, extractor, exposed beams and radiator.

Bathroom 2.24m (7'4") x 1.49m (4'11")

Extractor, bath with shower attachment, low level WC, pedestal wash hand basin, part tiled walls and radiator.

Outside

Small communal garden mainly laid to lawn, with drying area. Allocated off road parking.

Agents Note

Tenure: Leasehold, with share of Freehold.
Lease Length: 974 remaining (2023)
Maintenance: None
Ground Rent: None

(These figures are subject to change and should be checked by your legal advisor)

Selling Agent

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Local Authority

Stroud District Council - Band A

Directions

For SAT NAV use: GL5 1DU

Take the A419 London Road out of Stroud and turn left at the mini roundabout up Cornhill, continue over the next mini roundabout onto Parliament Street. Follow the road up the hill and turn right into Wood Street and continue into Chapel Street. The property will be located at the end of the road, on your right hand side, clearly identified by our `For Sale` board.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Ground Floor

Approx. 34.7 sq. metres (373.3 sq. feet)



Total area: approx. 34.7 sq. metres (373.3 sq. feet)

Plans are to be used as a guide only and are not to scale.
Plan produced using PlanUp.

DISCLAIMER: These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect to this property. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. All measurements and distances are approximate only. Room sizes should not be relied upon for carpets and furnishings. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it. Floor plans are not to scale. Savvyers Estate Agents/Fine and Country cannot be responsible for any inaccuracy.

