

**TG**

SALES & LETTINGS





# Gilbert Young Close, Great Oldbury, Stonehouse Gloucestershire GL10 3FL

**£339,000**

- Beautifully Presented David Wilson Home
- 3 Bedroom Semi-Detached House
- Open Plan Dining Kitchen
- Family Bathroom & En-Suite Shower Room
- Generous Enclosed Garden
- Private Off Road Parking For 3 Vehicles
- Popular Edge Of Town Development
- Remaining NHBC warranty

TG Sales are delighted to introduce this three-bedroom semi-detached house to the market, built by the 5-star house builder David Wilson Homes. Tucked away in a cul-de-sac, the semi-detached house is set back from the main road with a lawned and planted front garden leading to the front door.

The entrance hall leads to a cloakroom and the open-plan Kitchen /diner, with stairs leading to the first floor. The stylish wood effect flooring runs throughout the downstairs accommodation. The contemporary kitchen has natural light flowing in from a window at the front and is partly tiled. It comprises a range of high-gloss wall and base units, and integral appliances such as a gas hob, electric oven, fridge/freezer, dishwasher, and stainless-steel sink. Additionally, there is room for a washing machine, and a matching cupboard houses the boiler. The open-plan dining area provides ample space for the family to dine together, with a further window to the side, and doors leading to a useful under stairs storage cupboard and to the living room. The living room offers a stunning view of the generous garden, with patio doors and floor-to-ceiling windows providing plenty of natural light.

Upstairs, the first-floor landing leads to three bedrooms, a storage cupboard, and the family bathroom. The primary bedroom is located to the rear of the property, overlooking the garden, with enough space for a large wardrobe and a smart en-suite shower room. Another double room, bedroom two, can be found at the front of the house, with the third bedroom also positioned at the front and currently serving as an office with built-in shelving in a recess over the stairs. The family bathroom has a white suite with an over-bath mains shower, part-tiled walls and floor, and a frosted window to the side.

Outside, the front garden is lawned with a shrub bed at the front. A tarmac drive provides private parking for up to three vehicles, with gated access to the back. The rear garden is spacious and mostly laid to lawn, with a decked area in one corner, ideal for entertaining, relaxing, or dining al fresco. The garden is enclosed by wood panel fencing.



## Situation

Great Oldbury is situated on the edge of the vibrant town of Stonehouse. The development is served by a local 'Little Waitrose' for every day needs. In the town itself you will find an abundance of shops and other local amenities including, GP surgery, chemist, pubs, supermarket, independent butchers and fast food/takeaway outlets plus a fabulous Italian restaurant. This property is ideally situated for easy access to M5 motorway. The town also has its own mainline railway station, which has a regular train service to London. There are 2 primary schools (Park Infant & Junior), one secondary school (Maidenhill) and independent schools (Wycliffe College and Hopelands Preparatory School). There are also a number of footpaths and lanes that lead from the town to the nearby Stroudwater canal and the Cotswold Way walking trail passes close to Stonehouse.

## SATNAV postcode GL10 3FL

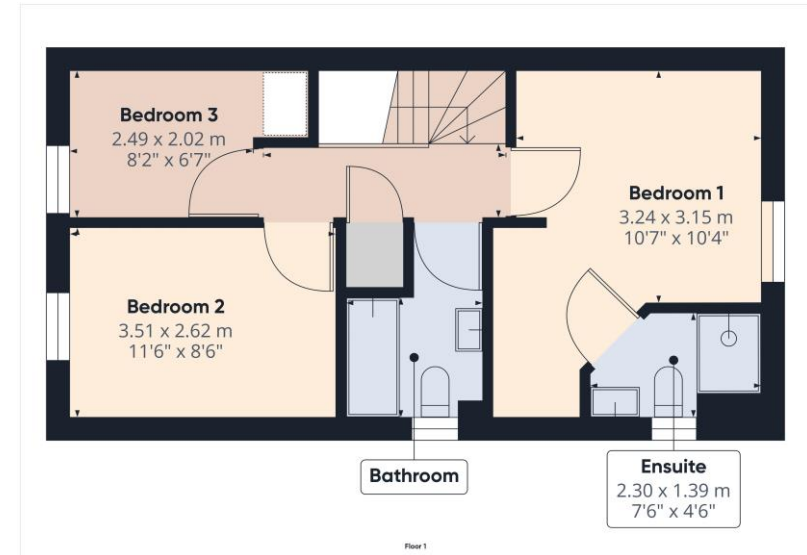
### Tenure Freehold

### Local Authority Stroud

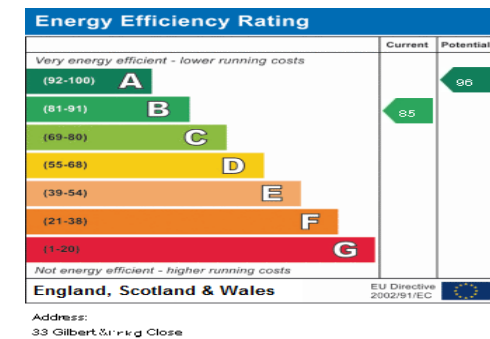
**Services** Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

### Council tax band C





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