



J ESTATE AGENTS
— OF —
GLOUCESTERSHIRE



21, STROUD, GL5 2JP
£324,950

The Property

A charming three storey townhouse set on the outskirts of Stroud centre a short walk from all amenities. Wonderful walks within minutes to a community owned idyllic valley called The Heavens along with the canal and up to Rodborough and Minchinhampton Commons. The property provides accommodation over three floors with lovely gardens and views from each floor to Butterow & Rodborough. A wonderful period with sash windows, mullion stone above each window and plenty of light throughout.

The property does require some modernisation and this has been reflected in the marketing price.

On approach from a garden gate, red bricked wall encloses the garden with pathway leading up to the front entrance. Pathway continues to the side of the house, opening to the main garden, with ease of access to the kitchen and dining room.

Front door leads directly into the sitting room, window to the front provides garden views along with distance views to Butterow. Exposed wooden flooring with door leading to the dining room. A fireplace with log burner inset.

A spacious dining room with window to the side and French doors opening to the garden, wooden flooring throughout. Stairs lead to the first floor with a door to the kitchen. A wealth of light and garden views. This is perfect for entertaining on a summers evening with the patio directly outside.

Galley kitchen with door to the garden and window to the side and a delightful oriel window to the rear with garden views. A range of base units with wooden worktops. Built in double oven and hob with space for further appliances.

To the first floor doors to bedroom and family bathroom with stairs to the second floor. A double bedroom to the front with fantastic views and light, exposed wooden flooring with shelving to each side of the fireplace. A good sized family bathroom with window to the rear having garden views. A good-sized airing cupboard, housing the boiler. Separate shower over the bath and heated towel rail.

To the second floor two lovely double bedrooms with views to the garden and across the valley from the front.





Outside

Gardens

To the front The property steps lead up to a pathway with access to the front door with a small area of garden. A pathway continues to the side of the house to the rear garden.

A paved sun terrace directly outside the kitchen and dining room. The garden is laid to lawn with a rustic shed to the head of the garden.

The garden provides space for all the family to enjoy along with scope to grow vegetables and have a play area.



Useful Information

Tenure: Freehold

Viewing arrangements: Strictly by appointment through AJ Estate Agents

Fixtures and Fittings: Some items mentioned within the sales particulars are included, all others are specifically excluded. They may be available by separate negotiation.

Local Authorities: SDC. Council Tax Band C and EPC rating E



Location

A tranquil location, close to the historic Thames and Severn canal on the south eastern approach to Stroud. Fantastic walks along the waterside for miles and up Butterrow and nearby Rodborough common.

You can take full advantage of all Stroud has to offer. A short walk or cycle from the property to the town and railway. The meeting point of five valleys, the historic town of Stroud is a well-known centre for arts and crafts. The well-known weekly Farmers Market voted the best in the country and the indoor Five Valleys shopping centre; An annual textile festival is held in the town as well as various exhibitions at the Subscription Rooms and at The Museum in the Park. A wealth of local pubs and restaurants and the very well regarded Stroud brewery offering great social events with ethical and organic beer has become a very cherished landmark in Stroud.

Stroud has two state Grammar Schools, for boys and girls, and Archway School, a mixed Comprehensive Secondary School. Nearby are several Independent Schools such as Beadesert Park School in Minchinhampton, Wycliffe College in Stonehouse and the prestigious Cheltenham College and Cheltenham Ladies College are approximately 30 minutes away.

Stroud has good transport links with London Paddington by train and Bath and Bristol by car.



Directions

From the central island by Waitrose in Stroud, turn right onto A419 London road and follow a short distance, passing the petrol station on the right and continue to a set of traffic lights. Turn left onto Bowbridge Lane and follow the road up the hill, go over the mini roundabout and follow this road. The property is located a short distance on the right hand side as denoted by our for sale board.



Bowbridge Lane, Stroud, GL5

Approximate Area = 966 sq ft / 89.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for AJ Estate Agents of Gloucestershire. REF: 1261442

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

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