

Peak Villa Drake Lane, Dursley,
GL11 5HD

£2,195 PCM



Spacious four bedroom semi detached family home with two parking spaces and garden. Ground floor comprises of kitchen/family room with range oven, kitchen island, woodburner and patio access, living room with woodburner, dining room, utility room, wc, conservatory and entrance porch. On the first floor are three double bedrooms including master with ensuite shower, family bathroom and stairs leading to further bedroom on top floor. Gas central heating. Rent includes water and internet. Landlord pays council tax. Energy Rating D.

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Situation

The property is located in a delightful, semi-rural position and within just a few minutes of Dursley town centre with its range of facilities including Sainsbury's supermarket, a range of local retailers, library, sports hall, swimming pool and choice of two golf courses at Stinchcombe Hill and Cotswold Edge. There are numerous country walks in the immediate vicinity including nearby Cotswold Way, Cam Long Down and Cam Peak. The area is served by four primary schools and Dursley has the modern Rednock Comprehensive School. Close at hand are a choice of independent schools in Stroud, Stonehouse and Westonbirt. Commuting to larger centres of Gloucester, Bristol and Cheltenham is made easily accessible via the A38 and M5/M4 motorway networks. Railway stations can be found at Cam and main line railway stations at Stroud, Stonehouse and Kemble.

Accommodation

(Please note that our room sizes are quoted in metres to the nearest one hundredth of a metre on a wall to wall basis. The imperial equivalent (included in brackets) is only intended as an approximate guide).

Entrance Porch 3.12m x 2.05m (10'2" x 6'8")

Glazed surround and parquet flooring.

Kitchen/Family Room 7.23m x 7.02m (max) (23'8" x 23'0" (max))

Kitchen area with a range of wall and base units, kitchen island, range oven with gas hob, wood effect bamboo flooring, adjoining reception area with woodburner, patio doors, skylight and further window to rear.

Living Room 2.82m x 5.27m (max) (9'3" x 17'3" (max))

Woodburner, carpeted flooring, side window and bay window.

Dining Room 2.84m x 5.31m (max) (9'3" x 17'5" (max))

Wooden effect bamboo flooring, bay window and side window, storage cupboard under stairs.

Utility Room 3.26m x 2.31m (10'8" x 7'6")

Base and wall unit, stainless steel sink, work surfaces, plumbing for appliances, tiled flooring and skylight.

Downstairs WC

Comprising of wash basin, WC, gas boiler, tiled flooring and window to rear.

Rear Hall

Conservatory 3.21m x 2.22m (10'6" x 7'3")

Glazed surround, tiled flooring and wash basin.

Stairs to First Floor Landing

Master Bedroom 3.47m x 3.62m (max) (11'4" x 11'10" (max))

Double bedroom with carpeted flooring, built in wardrobes and storage, window to rear.

Ensuite Shower

Suite comprising of vanity wash basin, WC, walk in shower and vinyl flooring.

Bedroom Two 4.79m x 3.20m (max) (15'8" x 10'5" (max))

Double bedroom with carpeted flooring, windows to rear and side.

Bedroom Three 3.84m x 3.21m (max) (12'7" x 10'6" (max))

Double bedroom with carpeted flooring, built in wardrobe and window to side.

Family Bathroom

White suite comprising of bath with rain shower over, vanity wash basin, wc, vinyl flooring and window to rear.

Stairs to Top Floor Landing

Bedroom Four 3.71m x 7.06m (max) (12'2" x 23'1" (max))

Double bedroom with carpeted flooring, skylight and side window. Note: restricted head height due to sloped ceilings.

Externally

Garden laid to lawn to front, patio area to side and parking for two vehicles.

Agents Note

Available Date: 1st September 2026

Managed by Landlord

Deposit: £2530.00

Council Tax Band: Landlord pays Council Tax

Energy Rating: D

Minimum Annual Income Requirement: £65,850

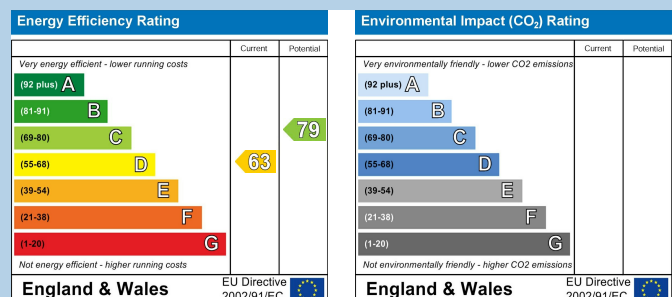
Unfurnished

Utilities: Mains Gas, Electric, Water and Sewerage are connected.

Standard Meters

Broadband: Fibre to the Premises

For mobile signal and wireless broadband: Please see www.checker.ofcom.org.uk for more information



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