7 BELLE VUE TERRACE
CHALFORD HILL

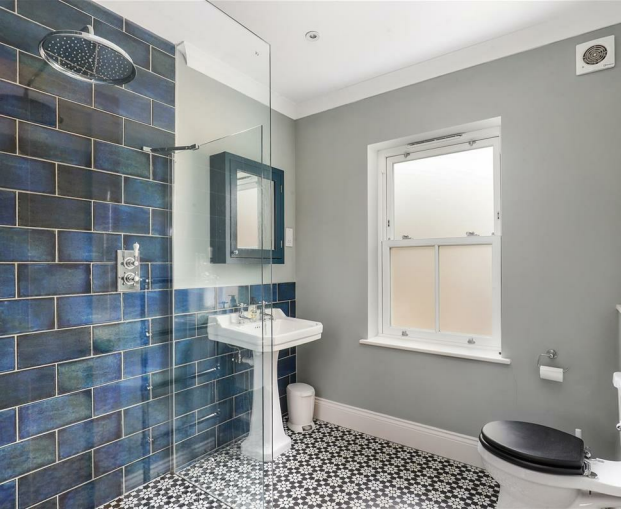
WHITAKER SEAGER

7 BELLE VUE TERRACE, CHALFORD HILL, STROUD, GL6 8LD

A RENOVATED AND EXTENDED 4 BEDROOM FAMILY HOME, ELEVATED IN CHALFORD HILL WITH VALLEY VIEWS AND A DOUBLE GARAGE.

the property

Elevated in the sought-after hilltop village of Chalford Hill, and enjoying beautiful wooded views across the valley, this charming end-of-terrace period home has been substantially extended by the current owners to create superb family accommodation. Most rooms benefit from an open southerly aspect, flooding the home with natural light and making the most of the far-reaching outlook. The main entrance opens into a useful hallway with built-in storage and space for coats, cleverly doubling as a utility area with additional cupboard storage. A door leads to a convenient downstairs cloakroom. From the hall, a step down takes you into the generous sitting room, an impressive space formerly two rooms. Featuring wood-effect flooring and two wood-burning stoves set within fireplaces at either end, the room offers flexibility to create distinct living zones. Double folding doors open directly onto the garden, seamlessly blending indoor and outdoor living. Stairs rise to the first floor, while the sitting room flows into the stunning family kitchen, forming part of the recent extension. This bright, contemporary space is designed with modern family life in mind. Bi-fold doors open onto the garden, and a further side door provides easy access to the parking area. The kitchen is fitted with shaker-style cabinetry, quartz worktops, an integrated dishwasher, and space for a range cooker and American-style fridge/freezer. A peninsula unit enhances the sociable feel of the room, while underfloor heating ensures year-round comfort. There is ample space for both dining and relaxed seating. The first floor hosts three well-proportioned bedrooms, two of which enjoy modern sash windows overlooking the garden and valley beyond. These are served by a family bathroom featuring a roll-top bath and separate shower cubicle, as well as an additional family shower room with a large walk-in enclosure. A further attic bedroom is located on the top floor.



Guide price

£650,000

- *Hall/utility*
- *Cloakroom*
- *Sitting room with two woodburners*
- *Kitchen/dining room*
- *4 bedrooms*
- *Family bathroom*
- *Shower room*
- *Double garage, parking, terraced garden with valley views*
- *Gas central heating, mains drainage*
- *Ofcom - Superfast broadband available - Good outdoor coverage with all providers. Variable indoor coverage with O2 & EE*

WITHIN EASY REACH...

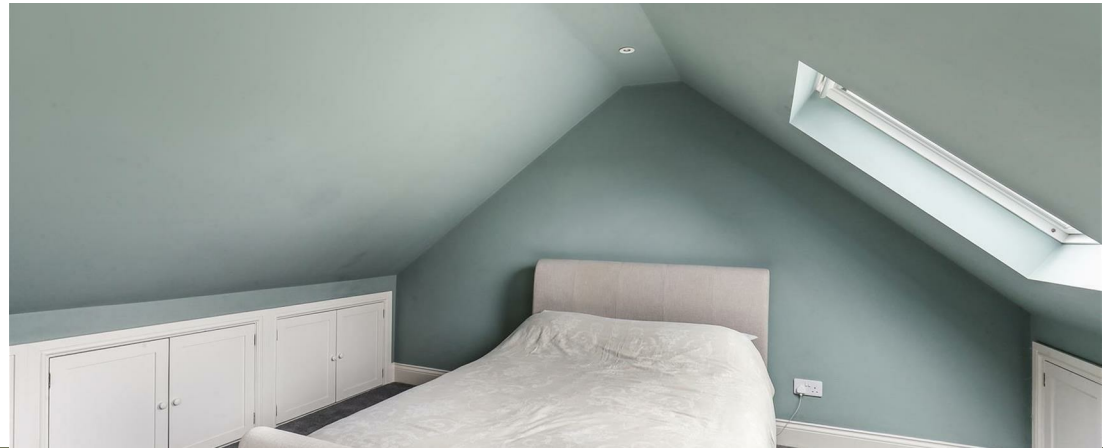
Stroud - 4.9 miles
Kemble railway station - 10 miles
Cirencester - 12 miles
Cheltenham - 15 miles
Gloucester - 15 miles
Bath - 32 miles
Bristol - 34 miles

Outside

A particular feature of this home, and a rarity in Chalford Hill, is the substantial double garage positioned opposite the house. Fitted with roller doors and with hard standing in front, it provides excellent parking and storage, a huge asset in this sought-after hilltop location. Additional hard standing parking is also conveniently located alongside the house. Steps descend to a small courtyard leading to the main entrance, while further steps to the side of the property provide access to the side door and garden. The garden is thoughtfully arranged over a series of terraces, all enjoying wonderful views across the beautiful Golden Valley. The first terrace spans the full width of the house and is laid to artificial lawn, ideal for entertaining and family use. Steps lead down through additional terraces featuring a mix of lawns for children to play, gravelled areas and a paved seating terrace ideal for dining. A timber shed is positioned at the far end of the garden, providing useful outdoor storage. A conveyance from 1953 details reciprocal rights of way throughout the terrace, however, over the years these have been blocked and are no longer used.

Situation

Positioned between the centres of Stroud and Cirencester, Chalford is a charming village known for its winding lanes and quaint corners dotted with traditional Cotswold stone homes, offering an abundance of beautiful countryside walks right on the doorstep. Encircled by the picturesque Cotswold landscape, the area combines rural charm with convenient amenities, including the highly reputed Chalford Hill Primary School, Puddleducks Pre-School, a community-run shop, and the popular Pudney Pie Cafe and Lavender Bakehouse. The village and its adjoining communities provide a range of additional facilities such as further primary schools, Thomas Keble Secondary School, and a selection of welcoming village pubs, including an old neighbourhood pub that remains a cherished local institution, offering a cosy atmosphere and a strong sense of community. Within a mile or less, residents also benefit from access to Tesco Express, Frithwood Doctors Surgery, and Eastcombe Stores, while the nearby market towns of Stroud and Cirencester offer a wider range of amenities including independent, state, and grammar schools. The area is well connected, with scenic routes leading to Cheltenham and Gloucester, and mainline railway stations at Stroud and Kemble, both offering direct services to London Paddington.



Approximate Gross Internal Area = 169 sq m / 1819 sq ft
Garages = 25.4 sq m / 273 sq ft
Total = 194.4 sq m / 2092 sq ft

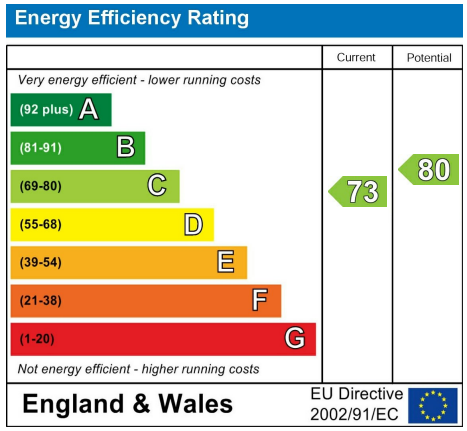


Illustration for identification purposes only, measurements are approximate,
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01453 374007
info@whitakerseager.co.uk
www.whitakerseager.co.uk

PrimeLocation.com Zoopla rightmove

Useful Information

Tenure: Freehold **Postcode:** GL6 8LD **Viewing:** Strictly by appointment through Whitaker Seager.

Fixtures and Fittings: Only those items mentioned are included. All other items are specifically excluded, although some may be available by separate negotiation if required.

Local Authorities: Stroud District Council. Council Tax Band B and EPC rating C

Whitaker Seager wishes to inform prospective purchasers that these sales details have been prepared as a general guide. We have not carried out a survey or tested the services, appliances or fittings. Room sizes, areas and distances are approximate and rounded. As such measurements should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpets, curtains/blinds and kitchen equipment, fitted or not, can be removed by the vendor unless specifically itemised in these details. It should not be assumed that all the necessary planning and building regulation consents have been sought. Purchasers must satisfy themselves by inspecting the property and seeking professional advice.