



Character Property with huge potential for home improvement
2 Bedroom Terraced Home
Spa Cottages, Stonehouse, Gloucestershire, GL10

Guide Price £180,000
www.griffithnobes.co.uk



TERRACED CHARACTER PROPERTY | TWO BEDROOMS | IN NEED OF RENOVATION | OPEN PLAN KITCHEN / LOUNGE
FEATURE FIREPLACE | FAMILY BATHROOM (REQUIRES WORK) | COURTYARD | IDEAL FOR INVESTORS/LANDLORDS
EPC RATING: C | GAS CENTRAL HEATING | DOUBLE GLAZED WINDOWS

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We are pleased to bring to market this two-bedroom terraced character property, offering significant potential for renovation and modernisation.

The ground floor features an open-plan kitchen and lounge area, separated by a charming brick archway, with a feature fireplace and chimney adding to the character of the living space.

The family bathroom is located at the rear of the property on the ground floor and requires some roof and/or ceiling repairs, followed by refurbishment.

Upstairs, the first floor comprises two well-proportioned bedrooms, both providing ample potential for redecoration and improvement.

Externally, the property benefits from a courtyard area, ideal for outdoor seating or storage, which could be transformed into a pleasant low-maintenance garden space.

Additional features include double-glazed windows throughout and gas central heating, offering a solid foundation for comfort.

This property represents an excellent opportunity for investors or landlords seeking a refurbishment project with strong rental potential in the area.



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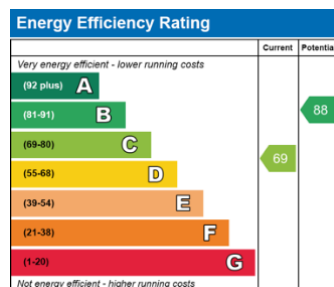
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USEFUL INFORMATION

Local authority: Stroud District Council

Council Tax Band: B (£1,796.98)

EPC Rating: C



BROADBAND & TELEPHONE

Broadband: (Highest available speeds – Download / Upload)

Standard: 8Mbps / 0.9Mbps

Superfast: 56Mbps / 12Mbps

Ultrafast: N/a

Mobile Telephone:

EE*, Three*, O2*, Vodafone*

*some limited coverage

For more information, visit <https://checker.ofcom.org.uk>

UTILITIES

Electricity: Mains Supply

Gas: Mains Supply

Water: Mains Supply

Sewerage: Domestic Small Sewerage Treatment Plant (Shared)

VIEWINGS

Viewings are available by appointment only.

For further details, please contact us:

Telephone: 01453799938 WhatsApp: 01453799938

E-Mail: hello@griffithnobes.co.uk



IMPORTANT NOTE:

These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The Seller does not make or give, nor do Griffith Nobes Lettings and Management Ltd ("we") or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property which are NOT included unless specified in writing.

We work with a number of companies that provide services that may be of interest to you, and where you take up a referral, we may earn an average fee of £100.00.

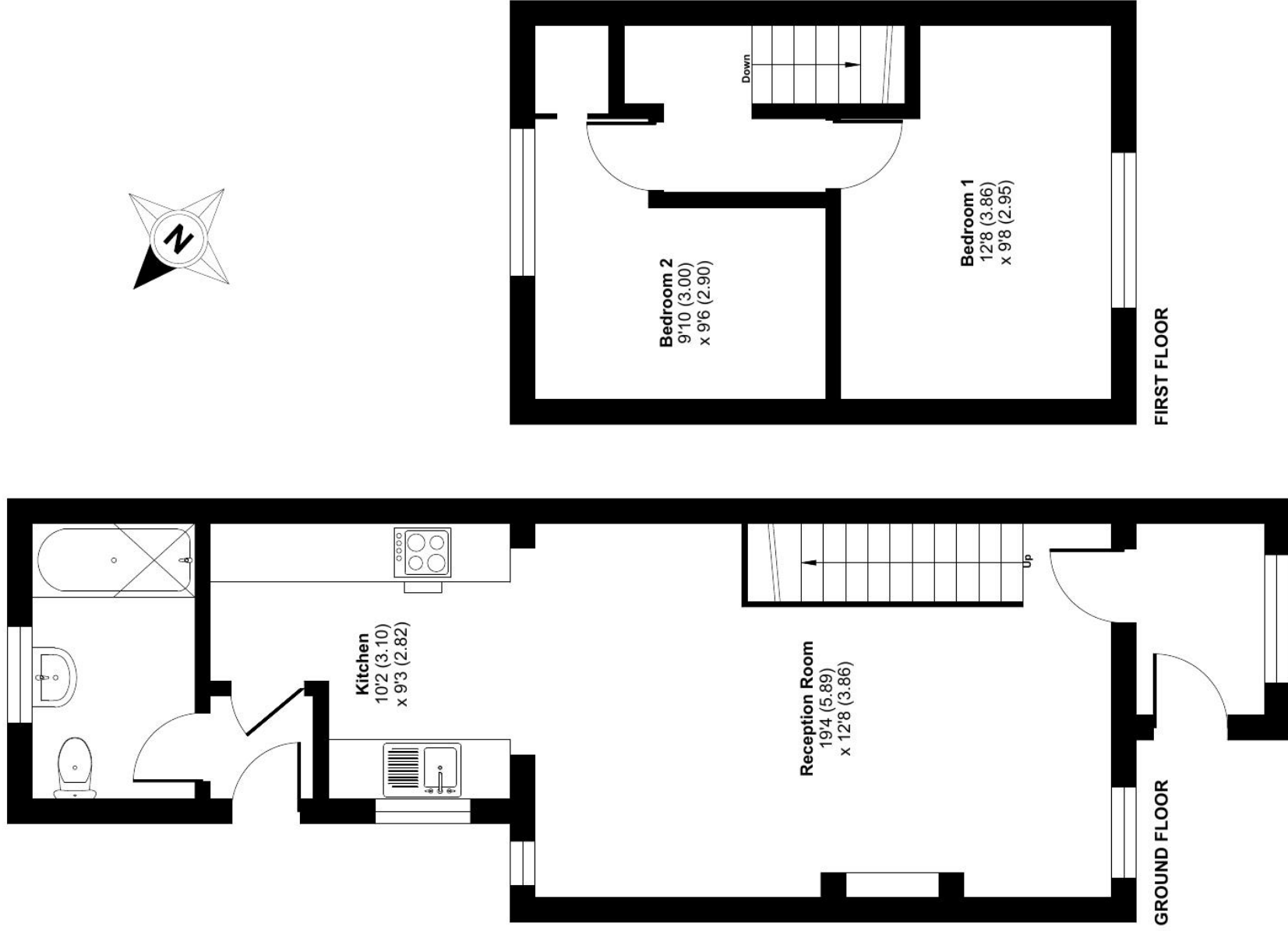
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Approximate Area = 686 sq ft / 63.7 sq m

For identification only - Not to scale



Certified
Property
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nctechcom 2024.
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