

Allington, West End Gardens, Fairford, Gloucestershire, GL7 4JB



Detached chalet style bungalow • Four bedrooms, two upstairs, two downstairs • Kitchen opening in to family room overlooking garden • Downstairs bathroom, upstairs shower room • Backing onto and overlooking farmland • Delightful gardens • Enjoying a lovely position on fringes of the market town • EPC D

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Fairford, Gloucestershire, GL7 4JB

Key Features



4
Bedrooms



2
Bathrooms



2
Receptions

About the property

A well-proportioned, mature, extended, detached, chalet-style bungalow, enjoying a lovely tranquil position on the outskirts of this popular market town and enjoying lovely views across the open countryside.

The property has been reconfigured and extended over the years offering flexible and versatile accommodation. It also has the benefit of a loft conversion to provide two additional bedrooms and a shower room.

The property is approached into an entrance hall, with stairs to the first floor. The sitting room has a fireplace with fitted coal-effect gas fire, a bay window to the front and patio doors to the rear. The kitchen has a range of wall and base units, with working surfaces over. It opens into the dining/family room, which enjoys a dual aspect and has patio doors that lead into the garden. There are two bedrooms to the ground floor and a family bathroom with a white suite.

At first floor level the landing leads to two further bedrooms and a separate shower room.

The garden is a fine feature of the property and generous in proportion. It is approached via a gravel driveway with lawn and flower borders on either side and leads to the parking area and a garage to the side of the property. The rear gardens are well-enclosed and back onto and overlook the open countryside. They are predominantly laid to lawn with various shrub borders.

Amenities

Fairford is an attractive market town situated on the edge of the Cotswolds in the beautiful Coln Valley.

It is located within the Cotswold Water Park, offering a wide range of water and land-based activities.

It is nationally recognised as an important conservation and wildlife study area.

The town has an active local community and benefits from a range of shops in the centre of the town where there is ample free parking.

There is a regular market every Wednesday.

St Mary's Church is beautiful dating back to 1497 and boasts that its stained-glass windows are 'the only complete set of late medieval glass in a parish church in the country'.

There is good state schooling available for children of all ages, from reception to completing A levels. There are also independent schools in surrounding areas and with Fairford Church of England School recently being awarded 'outstanding' by Ofsted.

Directions

From our office in Cirencester proceed along the A417 through Poulton and into Fairford. As you approach Fairford take the first left into Coronation Street and then the third left into Welsh Way. Follow the road and the property can be found on your right hand side just passed Longlands.

Services & Tenure

The Tenure is Freehold. Services to be confirmed.

Local Authority

Cotswold District Council.

Council Tax Band ~ E

Our reference

CIR/JC/KW/17052023

We'd love to hear from you

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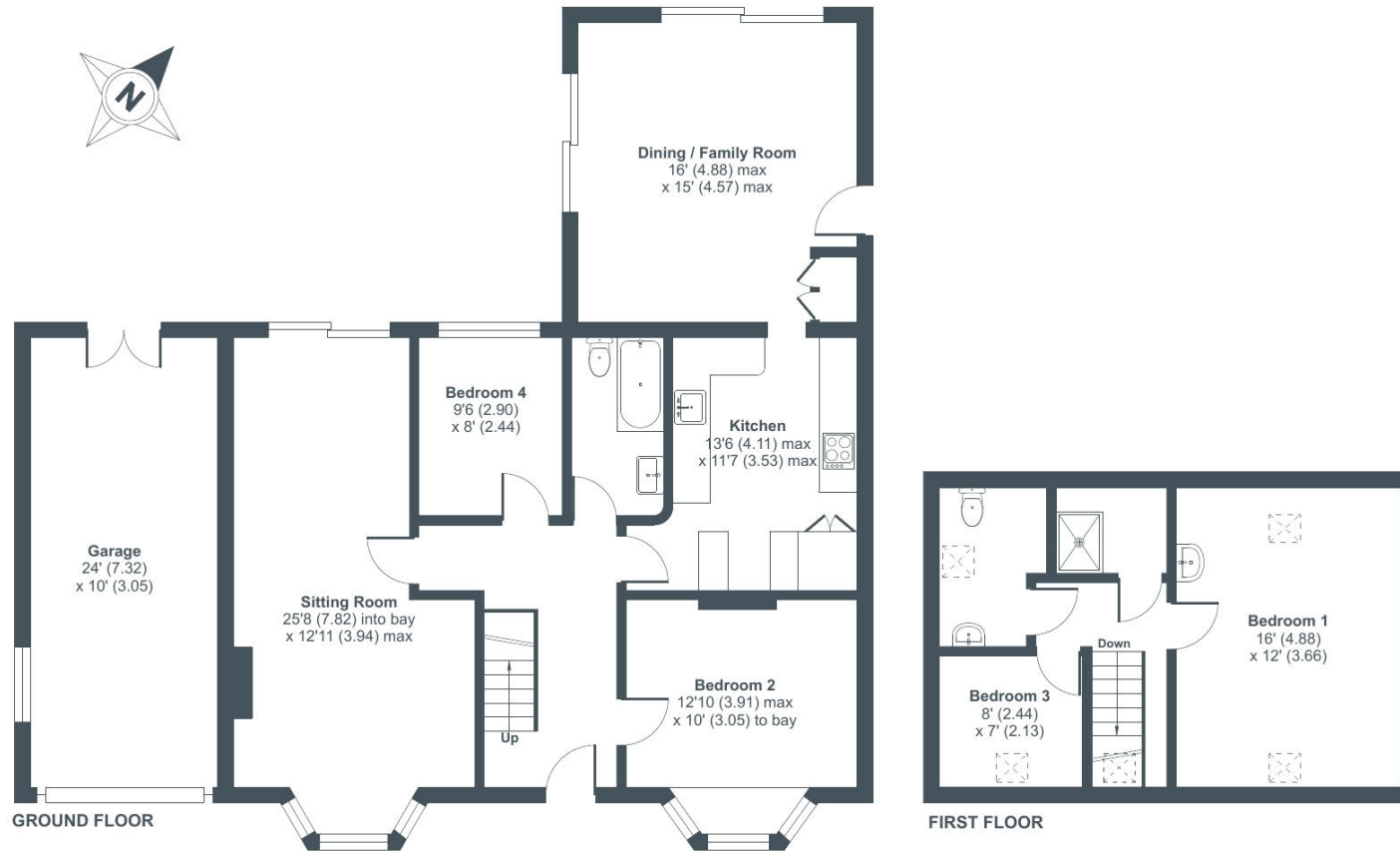




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Approximate Area = 1714 sq ft / 159.2 sq m (includes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2023. Produced for Perry Bishop. REF: 984370



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