

Springfield Road, Cirencester, Gloucestershire, GL7 1SH



Substantially extended end of terrace family home • Four bedrooms • Kitchen breakfast room • Separate sitting and dining rooms • En-suite shower room and separate family bathroom • Generous rear garden • Off street parking • Just over a mile's walk of Cirencester town centre • EPC C

Springfield Road,

Cirencester, Gloucestershire, GL7 1SH

Key Features



4
Bedrooms



2
Bathrooms



2
Receptions

About the property

A substantially extended four bedroom, double fronted, end of terrace family home benefitting from off street parking, generous rear garden and situated just over a mile's walk of Cirencester town centre.

A double storey extension has been added to the rear of the property with the accommodation arranged over two floors. The ground floor comprises entrance hall, sitting room, dining room and kitchen breakfast room, while the first floor offers four double bedrooms, an en-suite shower room and separate family bathroom.

Outside, to the front is a spacious garden, driveway parking and gated side access to the rear. To the rear is large garden mainly laid to lawn.

Amenities

The market town of Cirencester is often referred to as the 'Capital of the Cotswolds'. It is ideally located with the M4, M5 and M40/A40, the mainline train station at Kemble and excellent bus and coach links all within easy reach.

Cirencester benefits from high street stores, independent specialist retailers, and a weekly market. There are also several delightful bistros, cafes, wine bars and public houses to suit all tastes. Cirencester boasts a community hospital, leisure centre and a lovely outdoor swimming pool. Nearby there is golf, tennis, riding, football, rugby and cricket.

There are excellent primary and secondary state schools and a sixth form college campus. There are also good independent schools in the surrounding areas.

Directions

From our office in Cirencester turn right into Castle Street. Bear left into Sheep Street, keeping to the left hand side and going straight over the mini roundabout. Continue to the T-junction, turning right onto Chesterton Lane and take a turning on the left hand side into Bathurst Road.

At the end of Bathurst Road turn right onto Aspley Road and the left onto Brooke Road at the end turn right onto Springfield Road and the house can be found on the right hand side.

Services & Tenure

The Tenure is Freehold.

Local Authority

Cotswold District Council
Council Tax Band ~ B

Our reference

CIR/SW/KW/11082022

We'd love to hear from you

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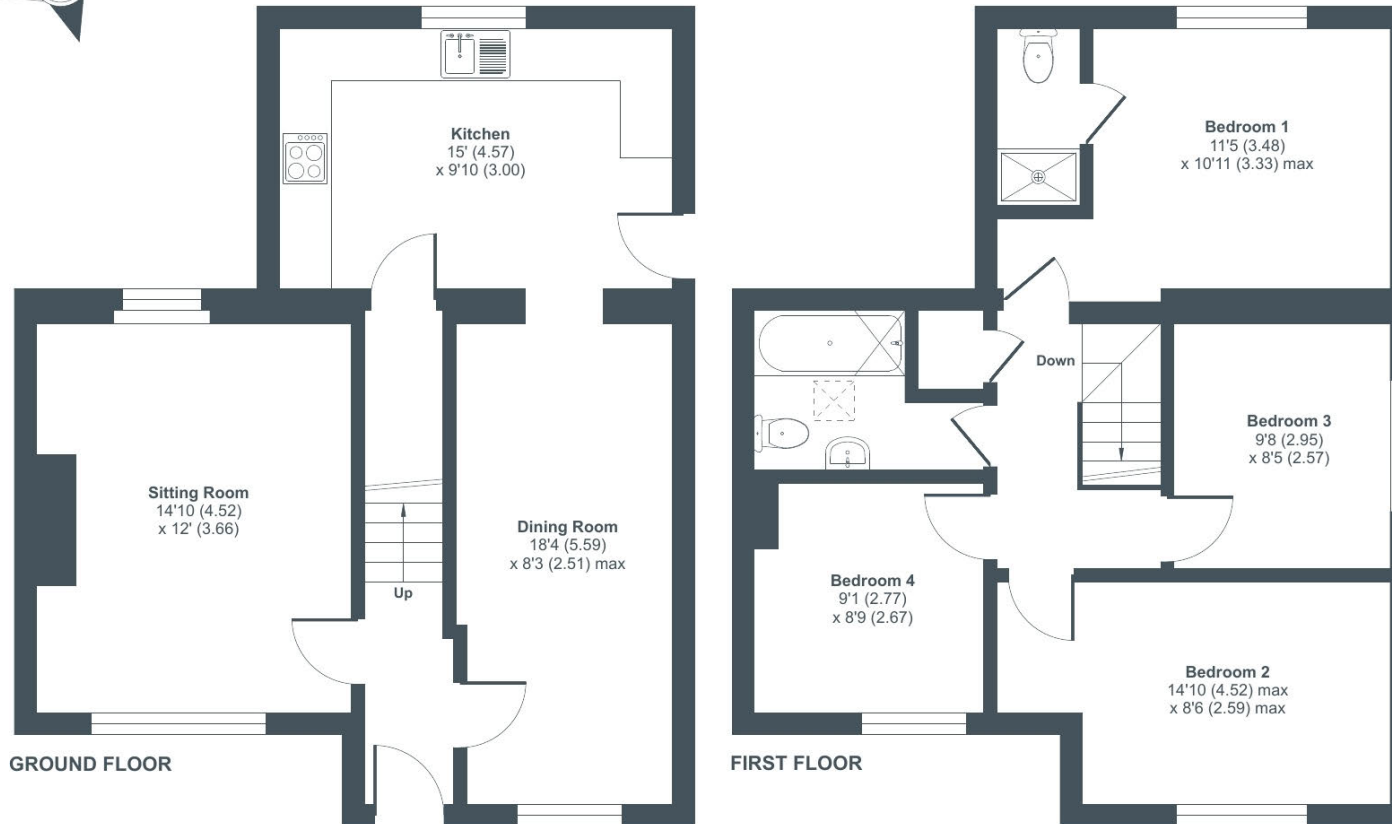




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Approximate Area = 1148 sq ft / 107 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nthecon 2022. Produced for Perry Bishop & Chambers. REF: 887609



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ID Checks: Please advise that we charge an admin fee of £25.00 for each individual and £40.00 for a joint purchase when purchasing from us which is payable on a non-refundable basis at the start of the transaction.

Disclaimer: 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 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 the 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. We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.

