

## Cheltenham Road, Cirencester, Gloucestershire, GL7 2HS

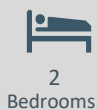


- End of terrace period cottage
- Two double bedrooms
- Generous sitting/dining room
- Fitted kitchen
- Sizeable bathroom with separate shower cubicle
- Rear garden with gated side access
- EPC D

# Cheltenham Road,

Cirencester, Gloucestershire, GL7 2HS

## Key Features



## About the property

A well-proportioned, three storey, two double bedroom end of terrace period cottage with side access to the rear garden, situated in the much sought after area of Stratton on the northern outskirts of Cirencester.

This charming home has accommodation over three floors and briefly comprises of an entrance hall that leads into the open-plan sitting room. In the main area there is a fitted woodburner and a separate dining area that leads through into the kitchen. Here there are a range of wall and base units with working surfaces over and a door to the garden.

Stairs in the dining area lead to the first floor where the landing leads to a double bedroom and the family bathroom. Stairs lead to the second floor where there is a further double bedroom.

Outside, there is a small garden to the front. Pedestrian side access leads to the rear garden which is well-enclosed with a garden shed and a choice of patio areas offering a place to sit, relax, or entertain.

NB - there is a Right of Way for the neighbour across the rear garden and down the side access.

NB - PHOTOGRAPHS TAKEN IN SEPTEMBER 2023

## Amenities

Stratton is a much sought after area situated on the northern side of Cirencester. Stratton has a village like atmosphere, and a real sense of community yet is within a mile's walk of Cirencester's Market Place (town centre). It offers a Primary School, pubs, a hotel, and a shop with post office along with access to the Bathurst Estate with its acres of fields ideal for dog walkers or just a stroll.

Cirencester itself is a lovely old market town dominated by the beautiful Parish Church and surrounded by some of the loveliest countryside in the Cotswolds often referred to as the "Capital of the Cotswolds". It has a comprehensive range of shops, as well as excellent schooling, health care and professional services.

Communications are good with access to the M4 motorway via Swindon or the M5 via Stroud and Cheltenham/Gloucester. There are main line rail services from Kemble about 5 miles away.

## Additional Information

Additional information that may affect your decision to purchase this property is on our website under the property listing or on request from the office. This includes: Broadband speed and mobile phone signal, flood risk, and area information. We also ask our clients about known legal aspects such as rights of way, restrictions, and accessibility information.

## Directions

Leave Cirencester town along Dollar Street. Follow the road round to the right into Spitalgate Lane. At the traffic lights turn left along Gloucester Road then take the next right into Cheltenham Road, the property can be found on the left hand side just beyond the Spar shop/post office.

What 3 Words

[stem.gladiator.pegs](#)

## Services & Tenure

Tenure - Freehold

Electricity - Mains Supply

Water - Mains Supply

Sewerage - Mains Supply

Heating - Gas

## Local Authority

Cotswold District Council

Council tax Band - C

## Our reference

CIR230350

14th May 2026

## We'd love to hear from you

2 Silver Street, Cirencester, Gloucestershire, GL7 2BL

T: 01285 655355

E: [cirencester@perrybishop.co.uk](mailto:cirencester@perrybishop.co.uk)

## *what the owner said*

A lovely little cottage with character, lovely and cool in summer and toasty warm in winter with log burner. Courtyard is big with enough room to eat, lounge, shed, grow veg/plants and hang washing out.

Easy walking access to town and a bus stop right outside house to go to Cheltenham. A very good shop and post office on same road with good local things going on like allotments, community centre, pub, health spa, walks into woods and fields etc.







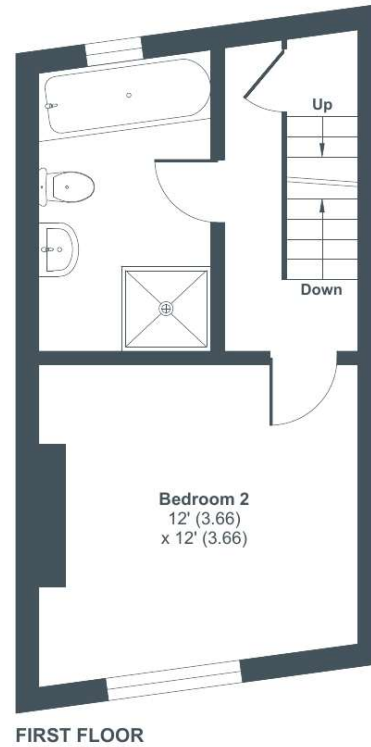
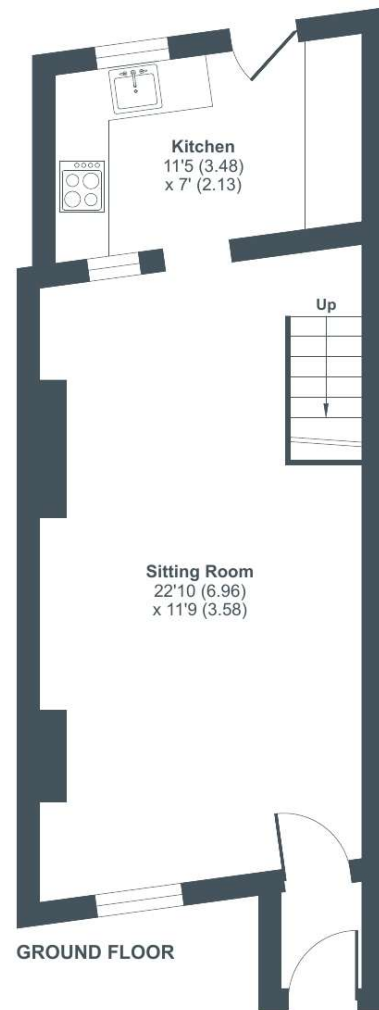
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Approximate Area = 790 sq ft / 73.3 sq m

Limited Use Area(s) = 23 sq ft / 2.1 sq m

Total = 813 sq ft / 75.5 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Perry Bishop. REF: 1040669



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