

# PerryBishop

PROPERTY MADE PERSONAL

**North Home Road, Cirencester, Gloucestershire, GL7 1DU**



Terraced family home • Three bedrooms • Kitchen dining room • Family bathroom • Gardens front and back • Integral garage • Around a mile's walk of Cirencester town centre • No onward chain • EPC C

# North Home Road, Cirencester, Gloucestershire, GL7 1DU

## Key Features



3  
Bedrooms



1  
Bathroom



2  
Receptions

## About the property

Offered for sale with no onward chain, this well-presented three-bedroom family home is ideally located approximately one mile from Cirencester town centre and close to a range of local amenities. Kingshill Secondary School and Watermoor Primary School are both within an easy quarter-mile walk, making this an excellent choice for families.

The accommodation is arranged over two floors. On the ground floor, an entrance porch leads into a comfortable sitting room, which opens through to a generous open-plan kitchen/dining room, ideal for modern family living. A rear porch provides internal access to the attached single garage, completing the ground floor layout.

Upstairs, the first floor offers three well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from privately enclosed

gardens to both the front and rear. The attached single garage is accessed from the rear, with off-road parking positioned in front. It is also worth noting that many similar properties in the area have converted their garages into additional living or bedroom space, subject to requirements, offering potential for further enhancement.

## 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 weekly market, there are several delightful bistros, cafes, wine bars and public houses to suit all tastes. Cirencester also boasts a cottage 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

Proceed out of the Market Place into Dyer Street, at the traffic lights continue over and take the next turning on the right into Beeches Road. Follow this road round to the left and at the mini roundabout turn right into Queen Elizabeth Road. At the junction turn right, follow into North Home Road.

## Services & Tenure

The tenure is Freehold.





**Local Authority**  
Cotswold District Council

Council Tax Band: B

**Our reference**  
CIR/SW/RN/11102023

**We'd love to hear from you**  
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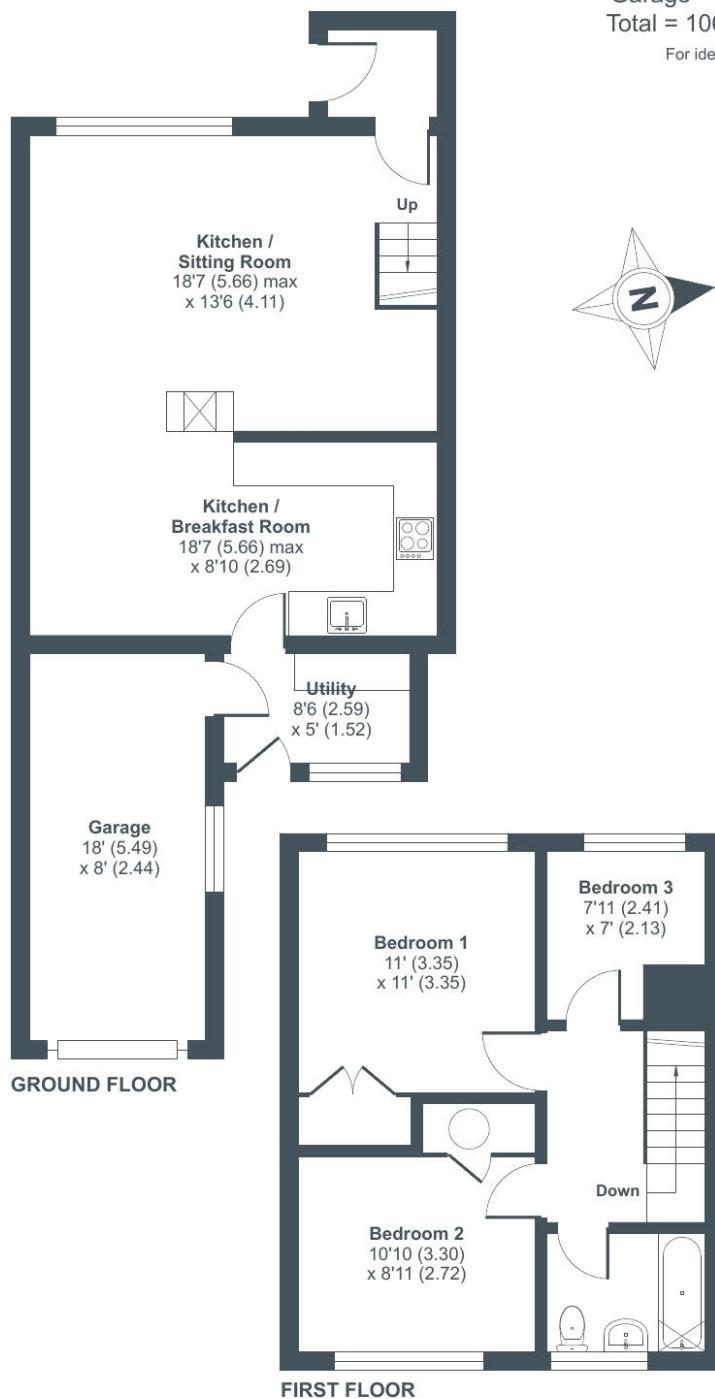
# North Home Road, Cirencester, Gloucestershire, GL7

Approximate Area = 922 sq ft / 85.6 sq m

Garage = 141 sq ft / 13 sq m

Total = 1063 sq ft / 98.6 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). ©nclchecom 2023.  
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