

## Alexander Drive, Cirencester, Gloucestershire, GL7 1UH



- Extended detached family home ● Four bedrooms ● Sitting & dining rooms ● Study/playroom ● Kitchen
- NO ONWARD CHAIN ● EPC C

# Alexander Drive,

Cirencester, Gloucestershire, GL7 1UH

## Key Features



## About the property

Offered for sale with no onward chain and set in this sought-after residential area, around a mile's walk from Cirencester town centre, is this extended four bedroom detached family home with garage, off street parking, and a southerly facing rear garden.

The accommodation is arranged over two floors with the ground floor comprising entrance porch, hall, wet room, study/playroom, sitting room with arch leading through to the dining room and linking through to a sun room that is open to the kitchen. A covered side passage links to the garage and a outbuilding, currently used as a utility area. The first floor offers the four bedrooms, three doubles and one single, all serviced by a family bathroom.

Externally there is driveway parking and garden to the front of the property with a side gate leading to the rear which is enclosed and private rear garden with a southerly aspect.

NB. There was a crack in the wall on an outbuilding attached to the rear of the garage. This was identified as "Clay shrinkage subsidence" caused by excessive moisture demands of nearby vegetation. The influence from the implicated vegetation has been resolved. A period of monitoring was undertaken confirming the property as stable. Repair work and redecoration have been undertaken to the property.

A "Certificate of Structural Adequacy" has been issued and available upon request.

## 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.

## 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

From our office in Cirencester turn right onto Castle Street. Bear left at the end of the road into Sheep Street. Keep left and go across the mini roundabout. Continue along this road to the crossroads with Chesterton Lane. Follow straight over onto Somerford Road, turning right at the mini roundabout into Cranhams Lane. Take the second turning on the left hand side into Alexander Drive, continue along the road taking the second left turn and the property can be found on the right hand side.

What 3 Words /// uplifting.shortage.consonant

## Services & Tenure

Tenure - Freehold

Electricity - Mains Supply

Water – Mains Supply

Sewerage - Mains Supply

Heating - Mains Gas, with current boiler installed in 2025.

## Local Authority

Cotswold District Council

Council tax Band - E

## Our reference

CIR240052

30th January 2026

## We'd love to hear from you

2 Silver Street, Cirencester, Gloucestershire, GL7 2BL

T: 01285 655355

E: cirencester@perrybishop.co.uk







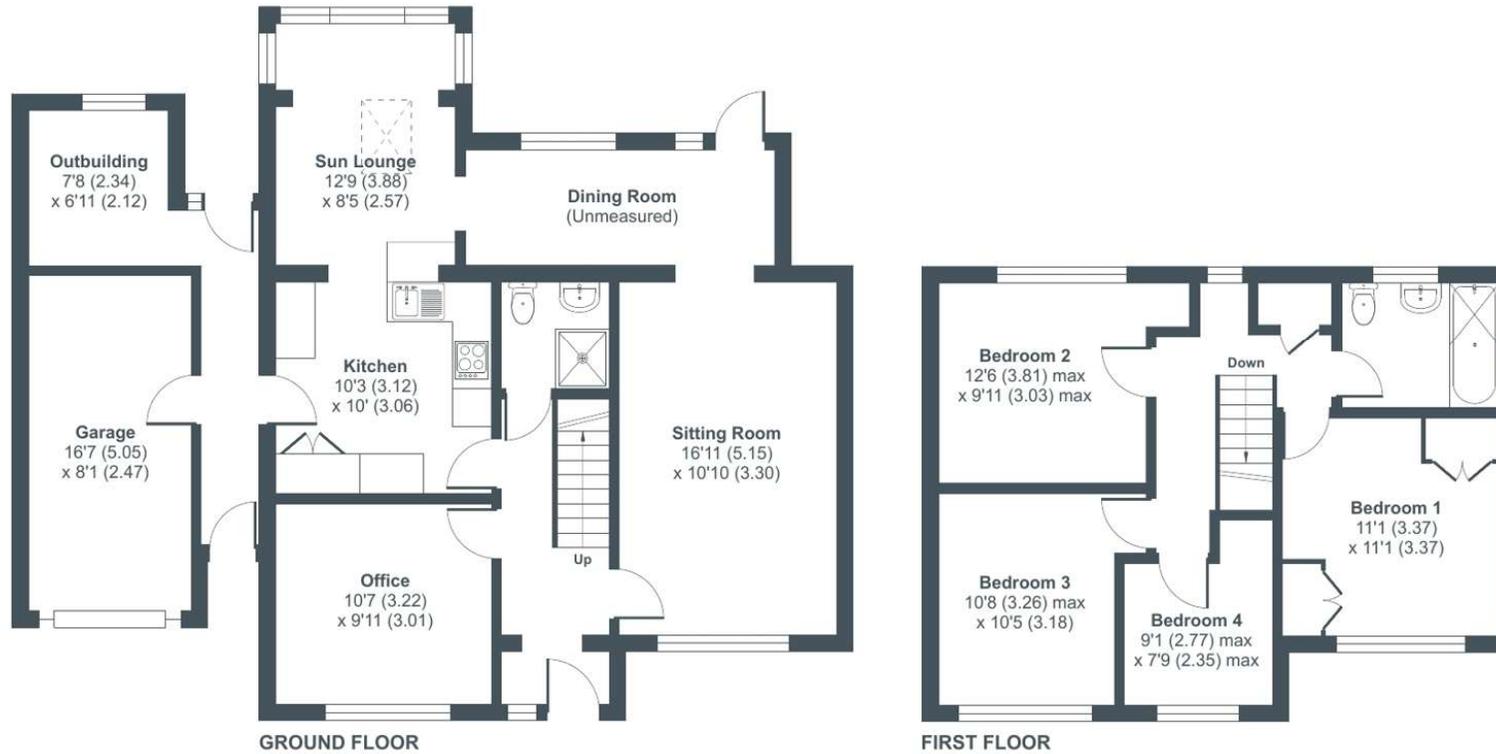
# Alexander Drive, Cirencester, Gloucestershire, GL7

Approximate Area = 1323 sq ft / 122.9 sq m (excludes dining room)

Garage = 134 sq ft / 12.4 sq m

Total = 1457 sq ft / 135.4 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). © nichecom 2026. Produced for Perry Bishop. REF: 1100972



[perrybishop.co.uk](https://perrybishop.co.uk)

**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.

