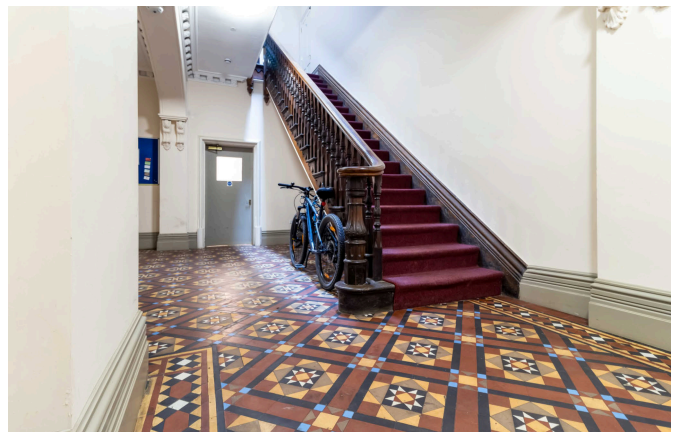


PerryBishop

PROPERTY MADE PERSONAL

Siddington Hall, Siddington, Cirencester, Gloucestershire, GL7 6HR



First floor Grade II listed apartment • Two bedrooms • Forming part of this most impressive residence • Sitting room with feature stone mullion window • Parking space • Bursting with charm and character • No onward chain • EPC Grade II Listed



Siddington Hall,

Siddington, Cirencester, Gloucestershire, GL7 6HR

Key Features



2
Bedrooms



1
Bathroom



1
Reception

About the property

Forming part of this stunning residence is this first-floor two-bedroom apartment looking out over allotments. This most attractive residence is bursting with charm and character. It is well placed in a cul-de-sac position in the popular village of Siddington, well served by a wide range of amenities and facilities.

The accommodation briefly comprises a communal hallway where there are stairs leading to the first floor. A personal door leads into the apartment where a hallway leads into the open-plan living accommodation. The kitchen area has a range of wall and base units and in the sitting area, there is room for a table and a sofa.

There are two bedrooms and the family bathroom which enjoys a white suite with a bath, wash hand basin, and WC.

Outside, there is communal parking at the rear.

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, arts and craft centre, award winning museum, a theatre and a lovely outdoor swimming pool. Nearby there is golf, tennis, riding, football, rugby and cricket, and within the town a bowls club.

There are excellent primary and secondary state schools and a sixth form college campus. There are also good independent schools in the surrounding areas. The Royal Agricultural University is located just outside of the town and the area has numerous open green areas to visit for picnics and walks.

Broadband and Mobile Coverage

For an indication of specific broadband and mobile speed and supply or coverage in the area we recommend the Broadband and mobile coverage checker - Ofcom.

Directions

From our office in Cirencester turn right onto Castle Street. Follow the road round to the left into Sheep Street and keep right. At the mini roundabout continue straight over. At the next roundabout take the 1st exit. Follow the dual carriageway and at the next roundabout take the third exit. At the mini roundabout turn left signposted Siddington. Follow this road into Siddington and Fraziers Folly is the third turning on the left





after the shop, the property is on the right hand side with parking round the back.

Services & Tenure

The tenure is Leasehold, 125 years from 1 January 2006.

Ground Rent: £720 per annum (Service Charge included)

Local Authority

Cotswold District Council

Council Tax Band: A

Our reference

CIR/JC/RN/16072024

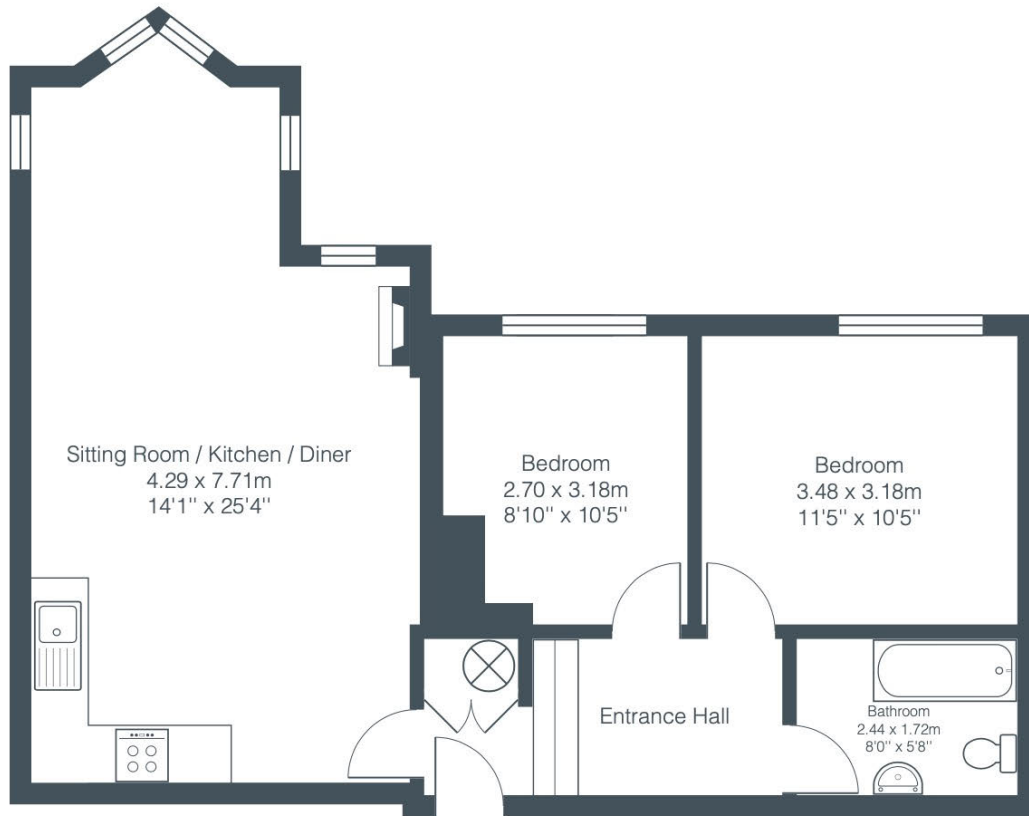
We'd love to hear from you

2 Silver Street, Cirencester, Gloucestershire, GL7 2BL

T: 01285 655355

E: cirencester@perrybishop.co.uk





Total Area: 62.8 m² ... 676 ft²

All measurements are approximate and for display purposes only.

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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.

Gloucestershire • Oxfordshire • Wiltshire

