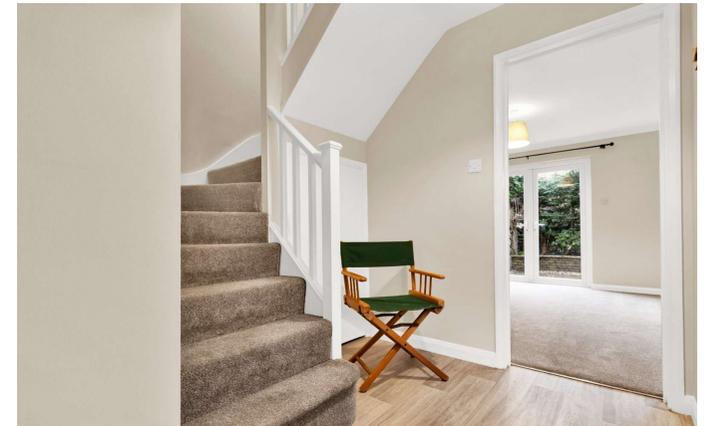


Timbrells Close, South Cerney, Cirencester, Gloucestershire, GL7 5XY



- Three bedrooms
- New Kitchen
- Village location
- Recently refurbished
- Garage
- EPC C

Timbrells Close,

South Cerney, Cirencester, Gloucestershire, GL7 5XY

Key Features



3
Bedrooms



1
Bathrooms



1
Receptions

About the property

Kerne Cottage is a recently refurbished three-bedroom family home, ideally situated in the highly sought-after village of South Cerney.

The property features a newly fitted kitchen complete with a range of modern wall and base units, freestanding fridge/freezer, oven and hob with extractor over, and space for a washing machine. The spacious living room benefits from newly fitted carpets, an attractive feature fireplace, and doors opening onto the rear courtyard garden. A convenient downstairs WC completes the offering.

Upstairs, the first floor offers three bedrooms, including two generously sized doubles and a comfortable single room. The family bathroom is fitted with a shower over the bath, wash basin, and WC.

Externally, the property enjoys a low-maintenance courtyard garden with gated side access, along with a single garage and off-road driveway parking to the front. Further benefits include gas central heating and uPVC double glazing throughout.

Amenities

South Cerney is a popular village in the heart of the Cotswold Water Park. This area has become increasingly popular due to the large range of leisure activities that are on offer. It is a thriving community with many organisations including football, cricket, tennis and bowling.

The village has a range of local amenities including All Hallows Church, a community centre, village hall, Co-op & One Stop stores, Indian restaurant/takeaway, fish and chip shop, a GP surgery, a pharmacy, dental surgery, a hairdressers, children's playgrounds, tennis courts and extensive public leisure spaces and sports pitches.

There is a primary school with secondary schools available in nearby Cirencester. The village has three public houses, bus service to Swindon, Cirencester and Cheltenham; Kemble mainline railway station is just a few miles away providing a service to London Paddington. The M4 and M5 are also easily accessible via the A419.

The No. 51 bus offers a service in to Cirencester/Cheltenham and Swindon with the Bus Stop easily accessible, just around the corner on Station Road.

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 into Castle Street. Bear left at the end of the road into Sheep Street. Bear Right to the mini roundabout. Continue straight over to the main roundabout/ring road. Turn left and go straight over the next roundabout. Turn right at the following roundabout towards Swindon. After a short distance turn right at the Preston toll junction towards South Cerney. Follow this road into the village where The Timbrells can be found on the right hand side, just through the archway.

What 3 Words

romantics.eradicate.headlines

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

CIR260115

2nd March 2026

We'd love to hear from you

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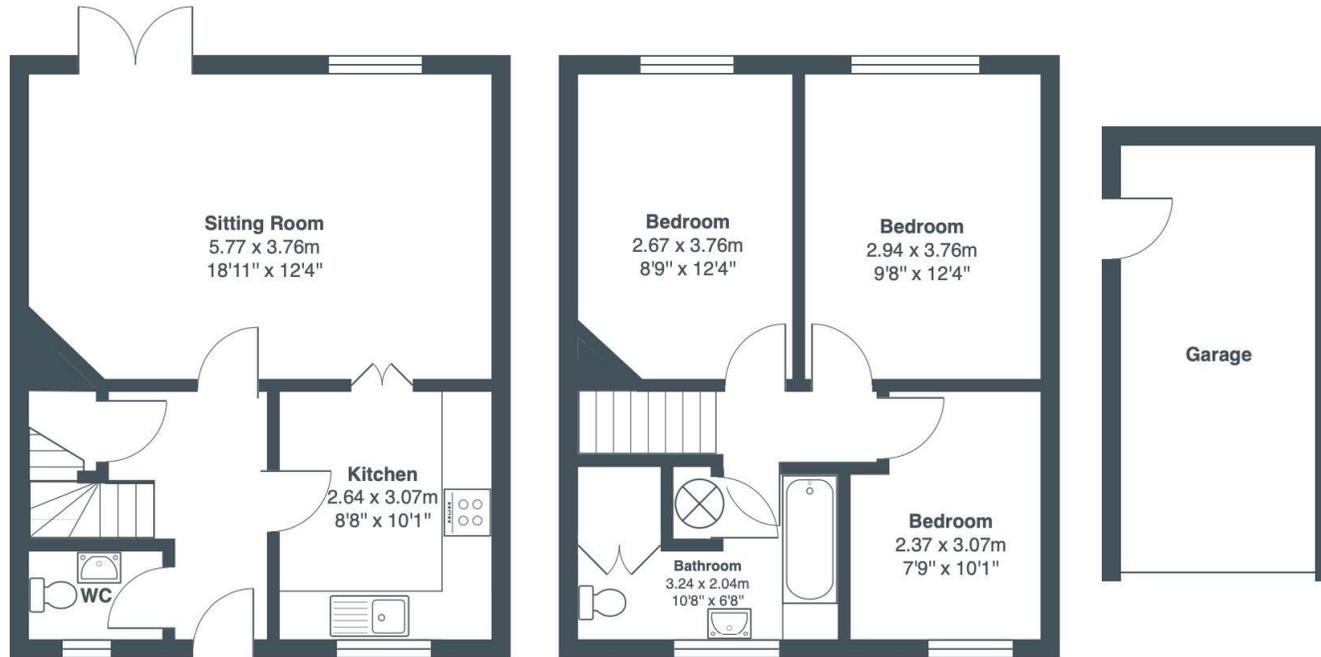
what the owner said

Very well-built house from 1985 with solid walls throughout; re-decorated immediately prior to sale including a new kitchen and with new windows fitted in June 2024. Very quiet location in a highly desirable area, near the centre of the village with a wide variety of amenities within easy walking distance.









Total Area: 80.6 m² ... 868 ft² (excluding garage)

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

