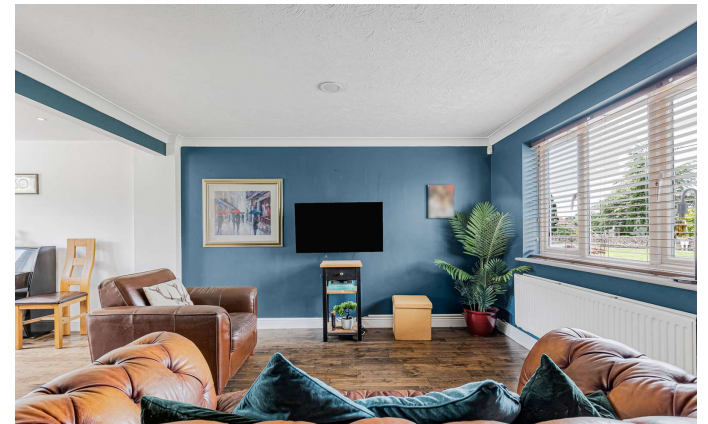


## Station Road, South Cerney, Cirencester, Gloucestershire, GL7 5UE



- Attractive family home
- Four bedrooms
- Ensuite and family bathroom
- Spacious sitting room
- Modern fitted kitchen/dining room
- Enclosed rear garden
- Village location
- EPC To be confirmed

# Station Road,

South Cerney, Cirencester, Gloucestershire, GL7 5UE

## Key Features



4  
Bedrooms



2  
Bathrooms



1  
Reception

## About the property

An extended four-bedroom end-terrace family home, ideally located in the sought-after village of South Cerney. The property enjoys convenient access to a wide range of local amenities and facilities, making it well-suited for modern family living.

The accommodation is thoughtfully arranged and offers a welcoming, contemporary feel throughout. Upon entering, a porch leads into a spacious open-plan sitting, family, and kitchen/dining area creating the heart of the home. This bright and versatile space flows seamlessly into a practical utility area and cloakroom. The kitchen is well-equipped with a range of wall and base units, work surfaces, an oven with gas hob, and an integrated dishwasher. Patio doors open directly onto the rear garden, enhancing indoor/outdoor living.

The cosy sitting room provides a comfortable space to relax.

Upstairs, the first-floor landing gives access to three well-proportioned bedrooms of which the principal bedroom benefits from a dressing area and an ensuite shower room. There is also a fourth single bedroom, which would work equally well as a study or home office, The upstairs is completed by a family bathroom.

Outside, the rear garden is fully enclosed and designed for low maintenance. It features a lawned area and patio, ideal for both relaxing and entertaining. Gated rear access leads to off-street parking.

## 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, general store and Co-op, Indian restaurant/takeaway, fish and chip shop, a GP surgery, a pharmacy and a dental surgery.

There is a primary school with secondary schools available in nearby Cirencester. The village has three public houses all of which offer meals, there is also a good bus service to Swindon, Cirencester and Cheltenham; Kemble mainline railway station is just a few miles away. Transport links to the M4 and M5 are easily accessible via the A419.

## 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 head towards Swindon on the A419 and use the Siddington roundabout to make a U turn and take the left hand turning into South Cerney. Continue on this road into South Cerney and to the junction. Turn left on to Station Road and the property can be found on the right hand side just before the turning to Huxley Court.

What 3 Words

**explored.coverings.with**

## Services & Tenure

Tenure - Freehold

Electricity - Mains Supply

Water – Mains Supply

Sewerage - Mains Supply

Heating – Gas

## Local Authority

Cotswold District Council

Council tax Band - D

## Our reference

CIR260234

22nd 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)



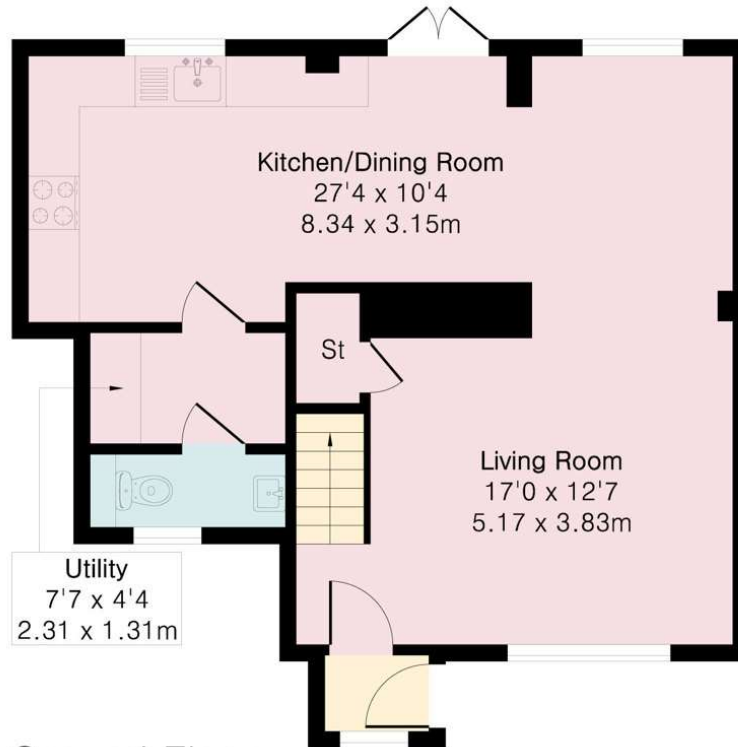




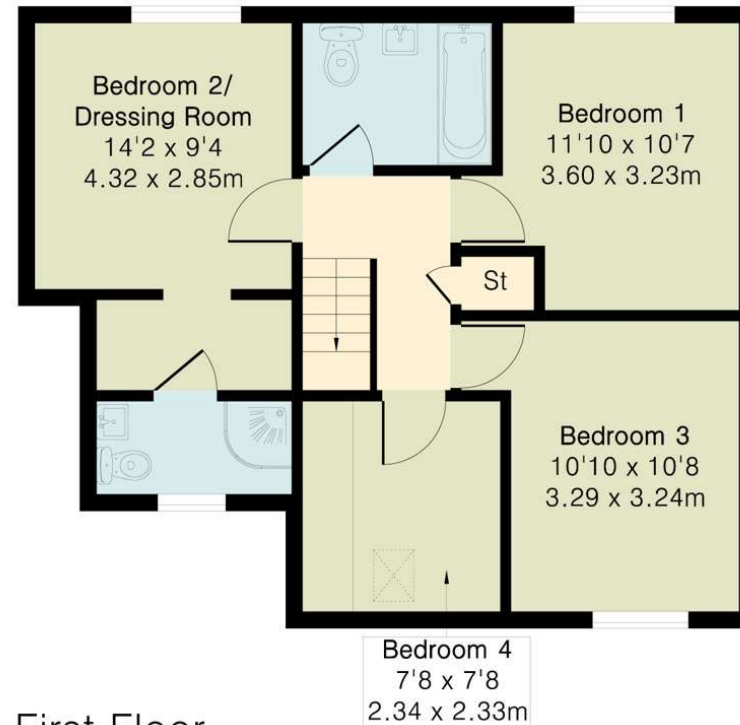
## Approximate Gross Internal Area 1132 sq ft - 105 sq m

Ground Floor Area 573 sq ft – 53 sq m

First Floor Area 559 sq ft – 52 sq m



Ground Floor



First Floor

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