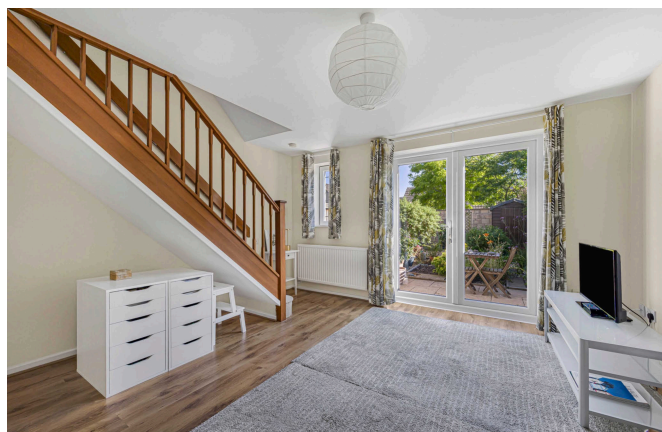


Sherwood Road, Tetbury, Gloucestershire, GL8 8BU



Modern terrace house • Quiet residential setting close to the town centre • Beautifully maintained enclosed rear garden • Two private parking spaces located to the rear of the property • Cloakroom • Fitted kitchen • Open plan sitting/dining room • NO CHAIN • EPC C

Sherwood Road,

Tetbury, Gloucestershire, GL8 8BU

Key Features



2
Bedrooms



1
Bathrooms



1
Receptions

About the property

This stylish and well-presented two-bedroom terraced house offers modern living in a quiet residential setting.

Perfectly suited for first-time buyers, small families, or investors, the home features a bright and spacious layout, complemented by a beautifully maintained, fully enclosed rear garden-ideal for relaxing, entertaining, or enjoying summer evenings in privacy.

The ground floor comprises a contemporary fitted kitchen, open plan sitting/dining area with patio doors leading to the garden, a convenient downstairs WC, and a useful under stairs cupboard. Upstairs, there are two well-proportioned bedrooms and a sleek, modern bathroom.

Additional benefits include two private allocated parking spaces located to the rear of the property and rear access to the garden.

Additional Information

Additional information that may affect your decision to purchase this property is on our website under the 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.

Amenities

Tetbury, often referred to as the gateway to the Cotswolds, and once voted by Country Life magazine as the third most desirable town in the country, is a thriving historic Cotswold market town situated less than half an hour from both the M4 and M5 motorways and within easy reach of Cirencester, Cheltenham, Bath, Bristol and Swindon. There is good access to Kemble Railway Station with regular Intercity services to London and other regional commercial centres.

Tetbury is well known for its royal houses, The Duchy of Cornwall owns Highgrove House, a home and garden beautifully transformed by His Majesty King Charles III and Gatcombe Park the home of The Princess Royal both of which are close by. Tetbury boasts an exciting range of shops including specialist boutiques, city standard delicatessens, the Highgrove Shop, two supermarkets and many fine antique shops. The town has an excellent variety of hotels, restaurants, cafes and brasseries offering a mouth-watering range of cuisine.

There is an excellent range of schools in the area including Westonbirt Preparatory and Senior Schools (3 - 18 years). There is also Beaudesert Park at Minchinhampton together with popular state primary and secondary schools in and around Tetbury.

A visit to the Tourist Information Office will provide you with a map of the area showing some of our local attractions including





the world famous Westonbirt Arboretum, or the nearby Cotswold Water Park or perhaps the Abbey and Abbey House Gardens in Malmesbury.

Directions

From our office in the centre of town the property is reached by car by driving down Long Street and taking the first left into New Church Street which becomes Charlton Road. Then taking the first right turn into Sherwood Road. Follow Sherwood Road to the top of the hill where the property can be found at the head of the cul-de-sac.

Alternatively, it is within an easy walk by going down the footpath between the Close Hotel and the Highgrove Shop, past the library into Close Gardens and across the road in front of the Fire Station, through the Churchyard. Turn left when reaching Sherwood Road, the property can be found at the head of the cul-de-sac.

Services & Tenure

The tenure is freehold.

All mains services are understood to be connected.

Local Authority

Cotswold District Council

Council Tax Band C

Our reference

TET/JR/00/28072025

We'd love to hear from you

3 Church Street, Tetbury, Gloucestershire, GL8 8JG

T: 01666 504418

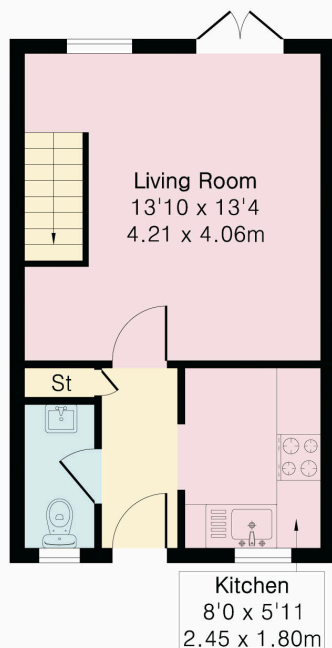
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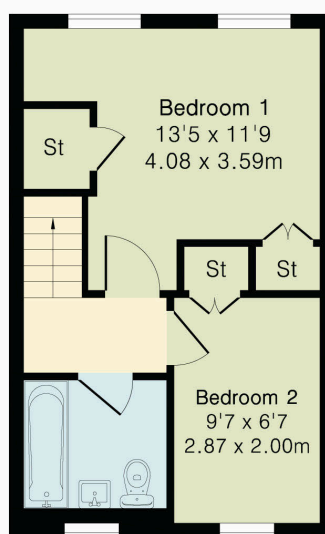
Approximate Gross Internal Area 592 sq ft - 56 sq m

Ground Floor Area 296 sq ft – 28 sq m

First Floor Area 296 sq ft – 28 sq m



Ground Floor



First Floor

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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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.

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