



18 Michaels Mead, Cirencester – GL7 1WE
Cirencester

In Excess of **£310,000**
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Michaels Mead

Cirencester, Gloucestershire

This charming THREE bedroom property in a quiet Cul-De-Sac location, is an ideal property for New Family or First Time Buyers. A brief summary of the property comprises of; Entrance Hall, Kitchen, Living Room, Cloakroom, to the first floor, there is THREE bedrooms and a Family bathroom. NOT TO BE MISSED.

- THREE Bedrooms
- Single Garage & Ample Parking
- Modern Kitchen & Bathroom
- Ideal for First Time Buyers or a New Family
- Quiet Cul-De-Sac Location



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Cirencester is known as the capital of the Cotswold's and boasts a roman heritage with the creation of the fosse way on the outskirts of this historic town. There is a bustling high street with a plethora of shops and eateries. The historic St John the Baptist Church is a well known tourist attraction with its noted gothic entrance. The town is approximately 18 miles northwest of Swindon and a18 miles southeast of Gloucester, 36 miles west of Oxford and 39 miles northeast of Bristol.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

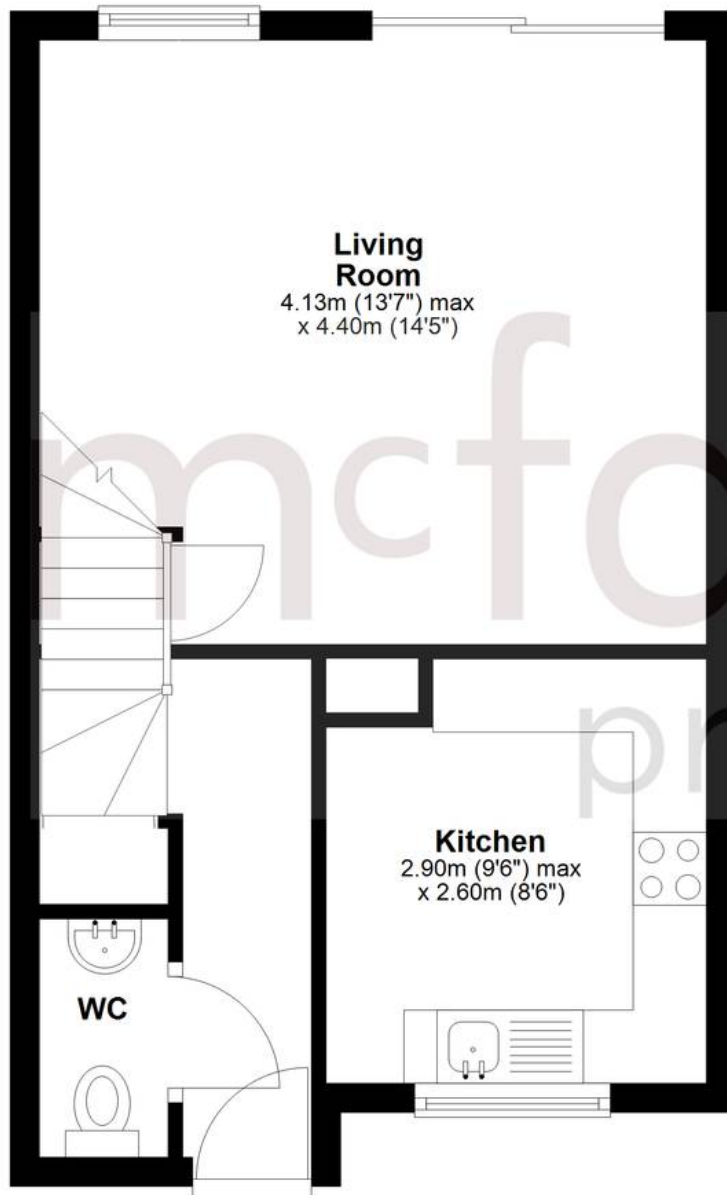
EPC Environmental Impact Rating: D

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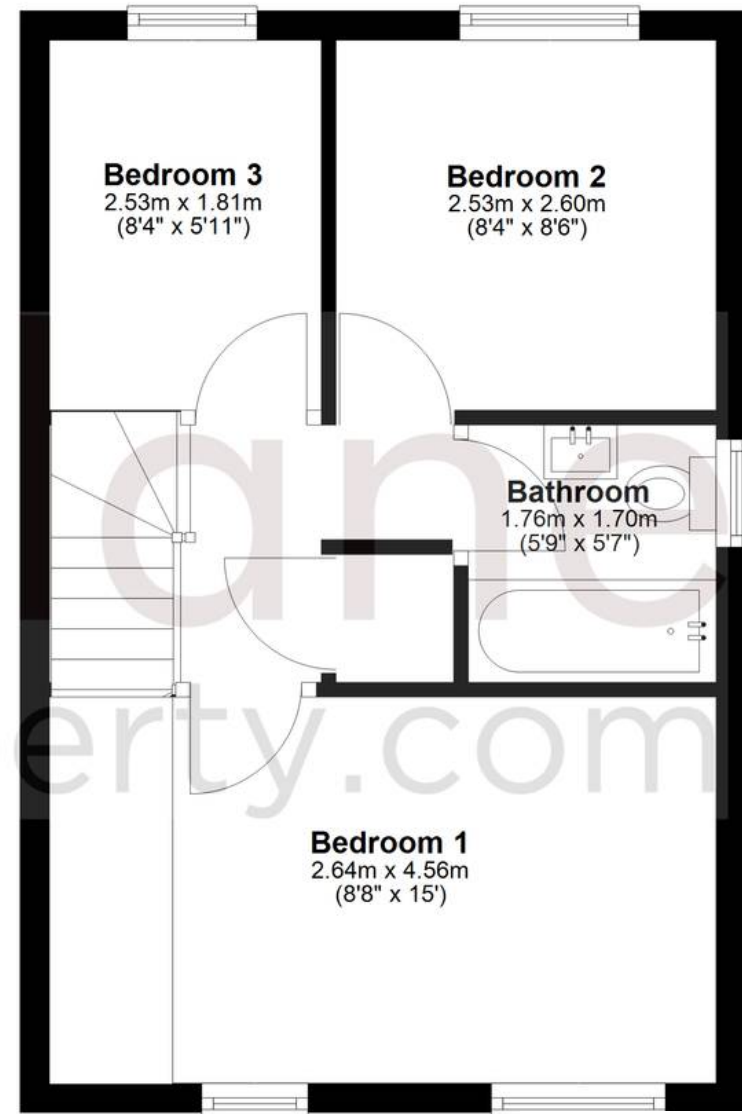
Ground Floor

Approx. 32.8 sq. metres (353.0 sq. feet)



First Floor

Approx. 32.4 sq. metres (348.7 sq. feet)



Total area: approx. 65.2 sq. metres (701.7 sq. feet)

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.