







## RM7, Reed Meadow, Cotswold Hoburne, South Cerney, Gloucestershire.

### DIRECTIONS

Please use the postcode GL7 5UQ or call the office at any time for detailed directions from your location.

### SUMMARY

This exceptionally light and airy, and surprisingly high specification detached holiday home, is available for sale in the desirable 'Meadows' development at Cotswold Hoburne which sits at the heart of Cotswold Lakes. The accommodation includes a master bedroom with ensuite and walk in wardrobe, further bedroom and shower room, well equipped kitchen, dining area, and living room with doors out to the decking. Get in touch for further information!

### PROPERTY

The property is accessed into an exceptionally light and airy kitchen/dining area with full length window and three skylights. The kitchen is fitted with a range of storage as well as appliances which include, dishwasher, five burner gas hob, fridge freezer, and separate wine cooler. It is open to the triple aspect living room which also has a skylight window, doors leading out to the decking, feature fireplace, and integrated speaker system.

An inner hall leads through to the two bedrooms and family shower room fitted with suite comprising shower, wc, and wash hand basin. The master bedroom benefits from a walk in wardrobe as well as an ensuite shower room.

### GARDENS

The property benefits from allocated parking and an attractive area of decking as well as plenty of space around. The decking can be accessed via steps to the front or a ramp to the side. It also takes advantage of this luxurious development with

plenty of communal gardens, as well as leisure amenities, to enjoy.

### LOCATION

The property is located on the exclusive 'Meadows' area of the desirable Cotswold Hoburne resort in the heart of the Cotswold Lakes. Facilities include an impressive entertainment complex which include children's play area, bar and restaurant, indoor and outdoor heated pools, boating and fishing lakes, adventure golf, tennis court, multi-use games area, adventure playground, amusement arcade, shop, and much more! It is located on the edge of South Cerney which is an attractive village with a further shops and popular pubs and is within easy reach of the many beautiful walks and leisure facilities that the Cotswold Lakes has to offer.

### VIEWING

Viewing is available by appointment 7 days a week. Please call your local office to arrange.

### AGENTS NOTE

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor have we tested any services, appliances or any specific fittings at the property. Room sizes should not be relied upon for carpets and furnishings.







