



11A PRINCE CHARLES ROAD, FAIRFORD, GL7 4JY

OFFERS IN EXCESS OF £525,000

DESIGNED AND BUILT IN C.2019 IS THIS EXCEPTIONAL FOUR BEDROOM DETACHED FAMILY HOME IN THIS BEAUTIFUL COTSWOLD MARKET TOWN. THE PROPERTY SITS IN A WELL ESTABLISHED AREA ON THE EASTERN OUTSKIRTS OF THE TOWN AND WITHIN WALKING DISTANCE OF THE MARKET SQUARE. THE ACCOMMODATION BRIEFLY COMPRISES; ENTRANCE HALL, CLOAKROOM, RECEPTION HALL, LARGE SITTING ROOM WITH FEATURE FIREPLACE, LARGE KITCHEN/DINING ROOM WITH BIFOLD DOORS TO THE REAR GARDEN AND SEPARATE UTILITY ROOM. UPSTAIRS CONSISTS OF A LARGE LANDING/STUDY AREA, MASTER BEDROOM WITH EN-SUITE SHOWER ROOM, GUEST BEDROOM WITH EN-SUITE SHOWER ROOM, TWO FURTHER BEDROOMS AND A FAMILY BATHROOM. ALL BEDROOMS HAVE FITTED/BUILT-IN WARDROBES. THE PROPERTY HAS GAS FIRED HEATING WITH RADIATORS UPSTAIRS AND UNDERFLOOR HEATING DOWNSTAIRS AND IS FULLY UPVC DOUBLE GLAZED WITH WOODEN SHUTTERS. OUTSIDE ARE LOW MAINTENANCE REAR GARDENS AND AN ENCLOSED DRIVEWAY TO THE FRONT WITH SLIDING GATES.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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/tenants are advised to recheck the measurements