Ridgeway

www.ridgewayestateagents.co.uk







4-6 High Street, Lechlade, Gloucestershire, GL7 3AD

£1,050 Per Month

- A one bedroom cottage
- First floor sitting room
- Kitchen
- Double bedroom with en suite shower room
- Cloakroom
- Parking space available for an additional £100 pcm

Ridgeway Estate Agents Burford Street, Lechlade, Gloucestershire, GL7 3AP
01367 250011

lechlade@ridgewayestateagents.co.uk
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A one bedroom cottage situated in the centre of the popular Cotswold market town of Lechlade on Thames. The accommodation offers a kitchen, cloakroom, first floor sitting room and a double bedroom with en suite shower room.

Car parking space available at additional £100 pcm. This would be payable direct to landlord monthly.

EPC Rating- C. Length of Tenancy- 12 Months. Deposit- £1,211.53 (5 Weeks Rent)
Holding Fee- £242.30 (1 Weeks Rent, Once successfully passed referencing this will go towards the first months rent)

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Council Tax Band:





KITCHEN
15'6" x 13'1"
Glazed panelled entrance door. Window to front. Flagstone flooring. Exposed timbers. Refitted kitchen comprising of a single drainer sink unit with mixer tap inset into a worksurface with cupboard below. Further range of wall and base units. Four ring Lamona gas hob with extractor above and built in Lamona oven below. Logik washing machine. Radiator. Understairs recess for a fridge freezer and storage.

CLOAKROOM
Suite comprising of a low level WC and wall mounted wash basin. Tiled flooring. Exposed stone wall.

INNER HALL
Staircase to first floor.

FIRST FLOOR SITTING ROOM
15'6" x 12'8"
Windows to front and rear. Two radiators. Television point. Exposed timber.

BEDROOM
14'2" x 13'0"
Two windows to front with window seats. Radiator. Exposed timber. Radiator.

EN SUITE SHOWER ROOM
14'11" x 10'7"
Skylight window. Window to side. Radiator. Suite comprising of a shower cubicle, low level WC and wall mounted wash basin. Tiled splashbacks.

LECHLADE ON THAMES
Lechlade-on-Thames is a market town at the southern edge of the Cotswolds in Gloucestershire. It is the highest point at which the River Thames is navigable. The town is a popular venue for tourism and river-based activities. There are several pubs, some antique shops, a convenience store, food outlets, a garden centre and a good range of further shops. The 15th century Church of England parish church of Saint Lawrence overlooks the Market Place. The main roads through the town can be busy at peak times as the town is at the crossroads of the A417 and A361. Where the A361 enters the town from the south it crosses the River Thames on Halfpenny Bridge. Another tributary of the Thames, the River Coln, joins the Thames at the Inglesham Round House.

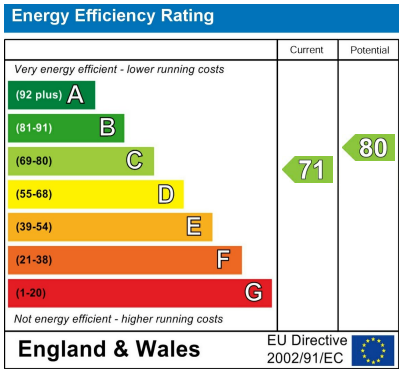


Directions

On foot from the Market Place, proceed through the traffic lights and the property is on the left.

Viewings

Viewings by arrangement only. Call 01367 250011 to make an appointment.



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