

33a Church Street, Tetbury, Gloucestershire, GL8 8JG

First-floor apartment
Lovely setting overlooking the church
Town centre location close to many amenities
Well-presented and modernised
1 double bedroom
Open plan kitchen/living room
Allocated parking space
Superb investment opportunity
No onward chain

JAMES PYLE &Co.

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The Barn, Swan Barton, Sherston, Wiltshire, SN16 0LJ
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Guide Price: £225,000

Approximately 570 sq.ft



‘Located in the very heart of Tetbury overlooking the 18th Century Church, a first-floor apartment with allocated parking’

The Property

This first-floor apartment is situated within a superb position in the sought-after Cotswold market town of Tetbury boasting a picturesque setting beside the church and benefitting all of the convenience the town has to offer. The property has been well-maintained and updated having been utilised as a residential let and presents a prime investment opportunity. The property also has the great advantage of the rare benefit of an allocated parking space at the rear. Accessed by a private entrance lobby off Old Brewery Lane, stairs ascend to the apartment which offers around 570 sq.ft of accommodation comprising a spacious open plan kitchen/living room, bedroom and bathroom. The kitchen is fitted with an integrated fridge/freezer, dishwasher, and oven with hob. The double-sized bedrooms features extensive built-in storage. The modern bathroom has a shower over the bath. The property is available with no onward chain.

Situation

Tetbury is a thriving historic Cotswold market town with much of it dating back to the 17th and 18th Centuries. The town has a broad range of shops and amenities for everyday needs as well as a number of quality antique shops, excellent hotels, restaurants and cafes within the town centre. Further everyday needs include a large supermarket, hospital, surgeries and post office whilst there are also excellent schools catering for all ages. Voted by Country Life magazine recently as the third most desirable town in the country, Tetbury is situated within an Area of Outstanding Natural Beauty and is surrounded by delightful Cotswold Countryside where there are ample opportunities for walking. Conveniently located less than half an hour from both the M4 and M5 motorway, Tetbury is within easy reach of Cirencester, Cheltenham, Bath, Bristol and Swindon. Close by is the beautiful Forest Commission run Westonbirt Arboretum and King Charles' Highgrove Estate. There is good access to nearby Kemble Railway Station which provides regular fast services to London and other regional centres.

Additional Information

The property is Leasehold with a long lease of 189 years commenced from 25 March 1981. There is a ground rent charge of £100 p/a. Mains gas central heating, mains drainage, water and electricity are connected. The property is located within the Cotswold Area of Outstanding Natural Beauty and a conservation area. Superfast broadband is available. Information taken from the Ofcom mobile and broadband checker, please see the website for more information and mobile phone coverage. Cotswold District Council Tax Band B.

Directions

From the Market Place, head towards the church. The entrance to the property is found by the right hand turning onto Old Brewery Lane.

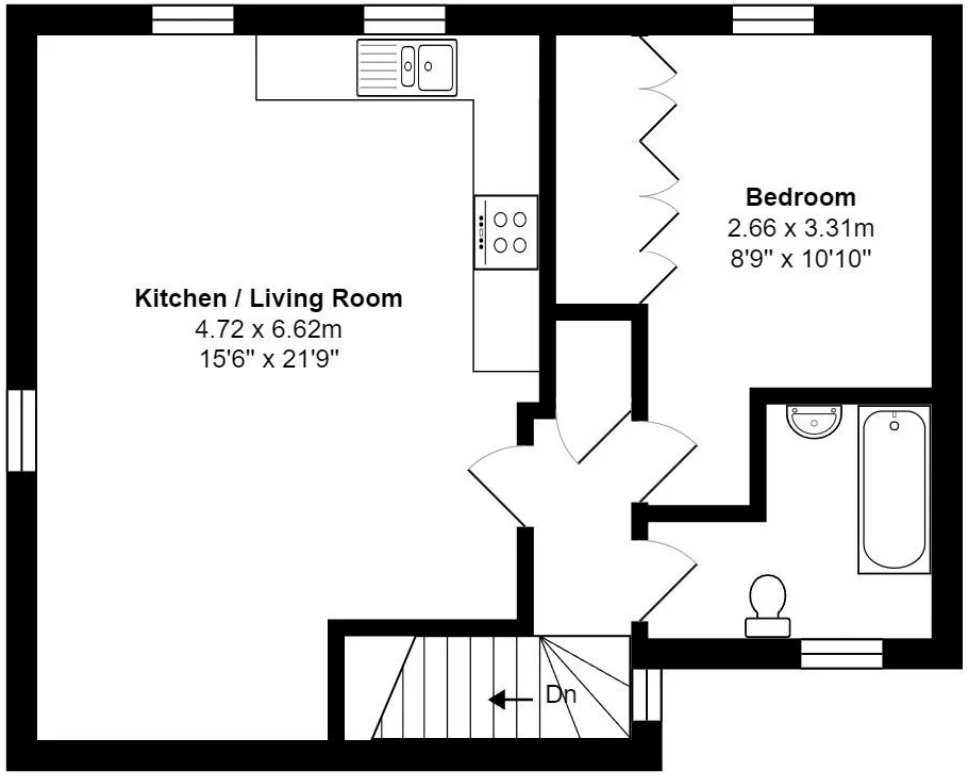
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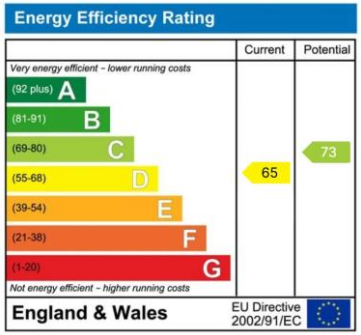


First Floor

Total Area: 53.0 m² ... 570 ft²

All measurements are approximate and for display purposes only





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