



**Dynevor Terrace, Fairford – GL7 4JD**  
Fairford

Offers Over **£350,000**

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# Dynevor Terrace

## Fairford - The Cotswolds

A delightful stone built cottage in a sought after Fairford position. Located on the northwestern side of this beautiful market town and overlooking the Gassons field with its historic stone built water tower and views over the neighbouring cascades.

This well presented cottage boasts Two DOUBLE Bedrooms with a contemporarily styled ground floor bathroom. There is the Living Room to the front elevation with inset log burner. There is also a bespoke Kitchen / Breakfast Room that leads to the Rear Lobby / Utility and Ground Floor Bathroom. The First Floor offers Two Double Bedrooms.

Our clients have also advised us there is planning permission approve for a rear extension (details on request).





# Dynevor Terrace

## Fairford - The Cotswolds

Fairford is an active market town within the Cotswold's, Gloucestershire. . The town lies in the Cotswold hills on the River Coln and is approximately 6 miles (10 km) east of Cirencester, 4 miles (6 km) west of Lechlade and 9 miles (14 km) north of Swindon. Fairford is well known for the picturesque Mill and the River Coln, the impressive St Mary's Church is also clearly visible from there with it infamous stained glass windows . Fairford's bustling High Street boasts varied amenities with a mini supermarket, butchers, opticians, gallery and dispensing chemist. Positioned in the middle of the high street is the Bull Hotel and the adjacent Post Office. There is also a market that takes place on Wednesdays plus the occasional seasonal markets available during the year.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

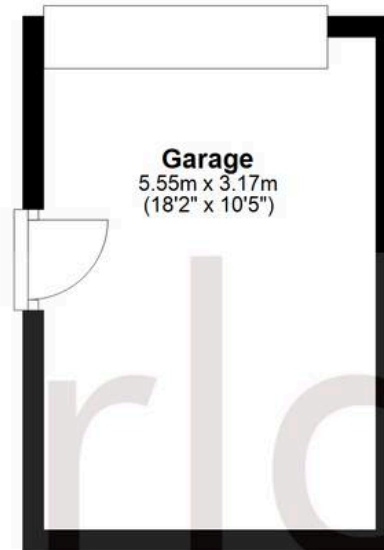
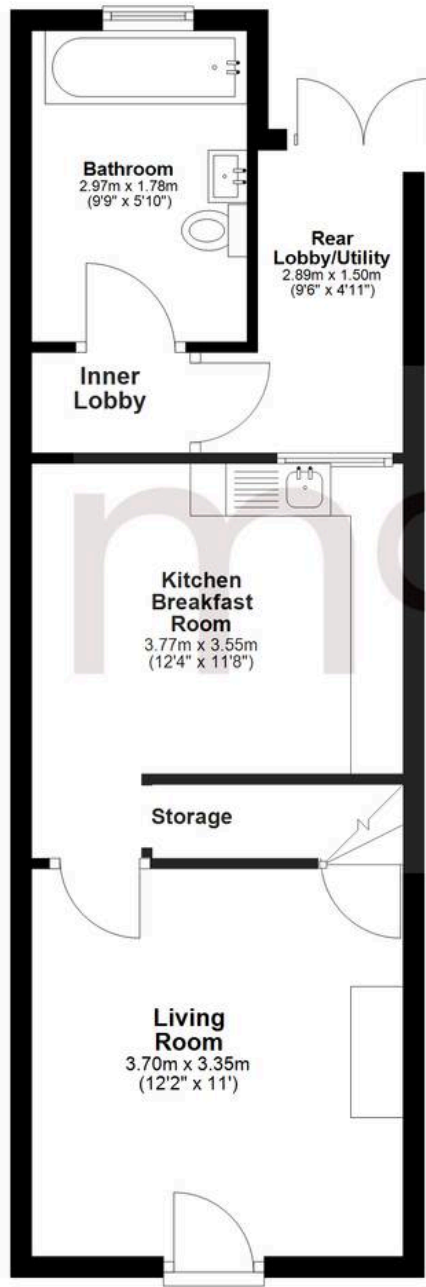
EPC Environmental Impact Rating: D

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## Ground Floor

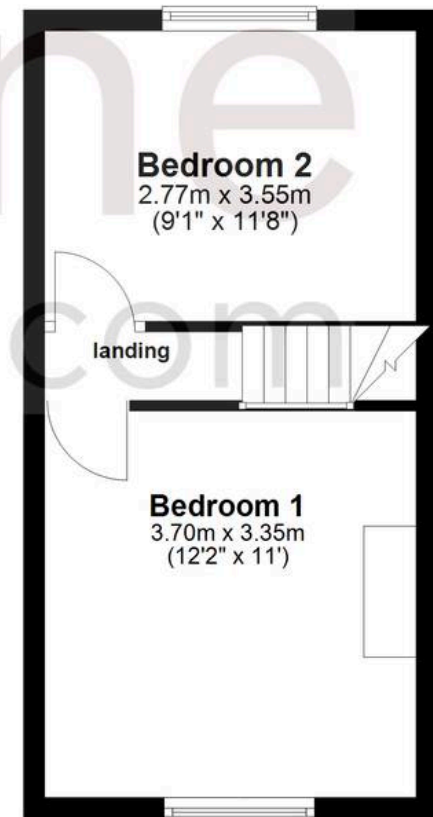
Approx. 53.5 sq. metres (575.9 sq. feet)



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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.

## First Floor

Approx. 25.3 sq. metres (272.0 sq. feet)



Total area: approx. 78.8 sq. metres (847.9 sq. feet)