

hunter
french



3 The Damsells, Tetbury, Gloucestershire, GL8 8JA

An impressive four bedroom house, situated on a sought after cul-de-sac in the heart of Tetbury which has been recently renovated to a very high contemporary specification with a beautifully landscaped rear garden.

The house is approached into a storm porch, which leads into the spacious hallway with engineered oak floor boards which continue into the sitting room. A dog legged staircase with glazed balustrades rises to the first floor with understairs storage. There is an additional large walk in understairs cupboard ideal for hanging coats and storing shoes.

The inviting sitting room runs the length of one side of the house and enjoys a double aspect with French doors at the far end leading out onto the rear terrace. A contemporary fire with a granite hearth makes a real focal point of the room. The dining room sits to the other side of the house and enjoys views out to the front of the property. The kitchen is at the rear of the property and benefits from modern wall and base units with a tiled floor and solid wooden worktops. There is space for a range cooker and space and plumbing for a dishwasher. Adjacent to the kitchen is a utility room with space and plumbing for a washing machine and space for an American style fridge/freezer. An external door leads from the utility room to the garden. An internal door leads into the single garage and an external door from the utility room leads out to the rear garden. On from the utility room is a shower room which comprises a large walk-in shower, wash hand basin and low-level WC.

Upstairs on the first floor there are four well-proportioned bedrooms, three of which are double in size. The master bedroom has an excellent range of built in wardrobes and a dressing table. The third bedroom, which is currently used as a study also has built in storage. A shower room completes the accommodation on the first floor.



Outside at the front of the property there is a driveway providing parking for multiple vehicles leading to an integrated single garage with power and light. There is pedestrian access to one side of the house leading to the beautifully landscaped rear garden with a sandstone terrace, lawn and raised beds with various shrubs and specimen trees.

We understand the property is connected to all mains services: gas, electric, water and drainage.

Council tax band F (Cotswold District Council).

EPC – E

Tetbury is a historic wool town situated within the Cotswold Area of Outstanding Natural Beauty. The town is known for its Royal association to HM King Charles III, who's country home is nearby Highgrove House. The charming and quintessential town centre has many amenities to offer including cafes, boutiques, pubs and restaurants. Essential amenities such as a supermarket and a primary and secondary school, are within the town itself.

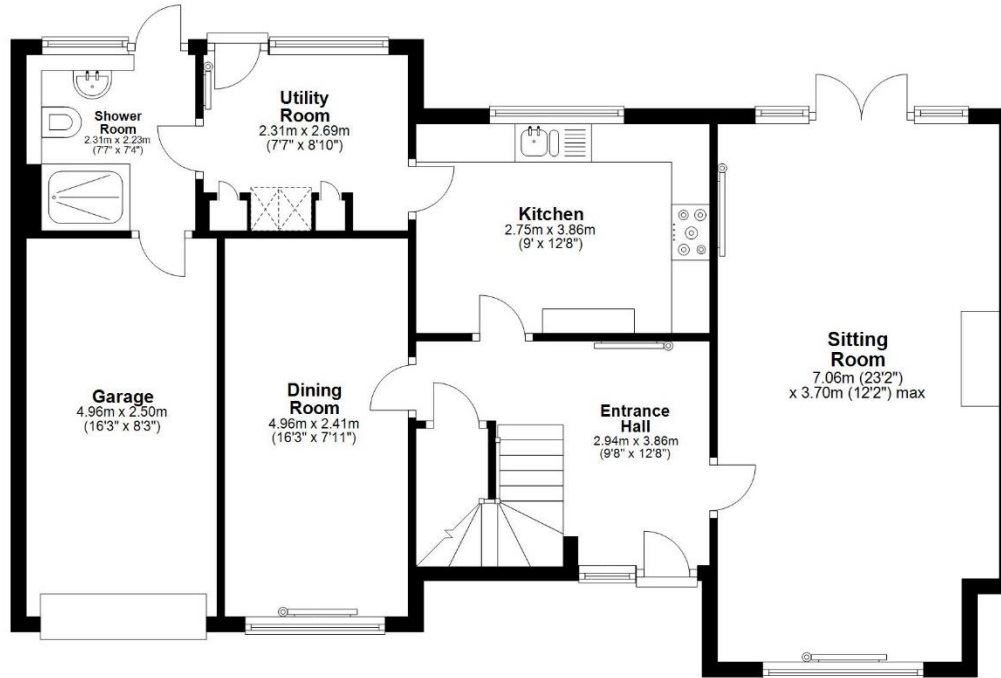
Kemble station, a mainline to London Paddington, can be reached just c.7 miles North, and both the M4 and M5 are equidistant to the south and west, respectively, giving convenient transport links to Bath, Bristol and London.

£800,000



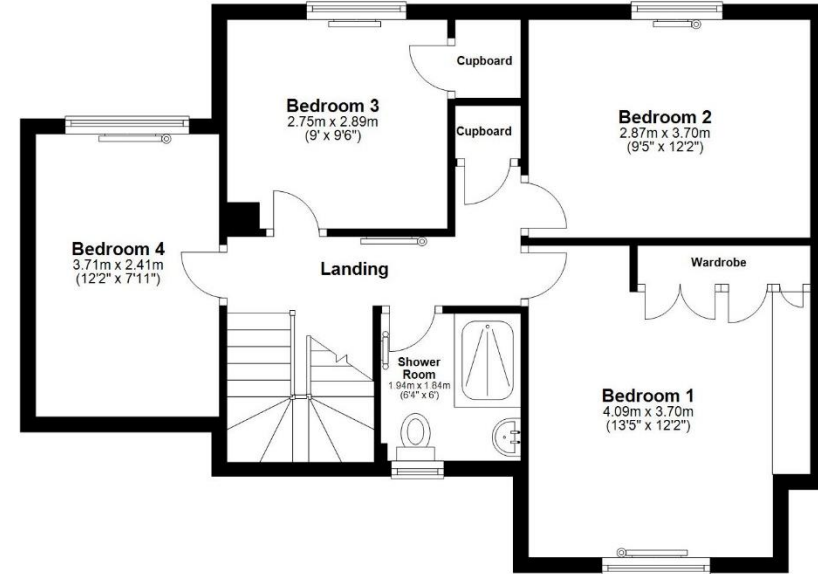
Ground Floor

Main area: approx. 72.9 sq. metres (784.6 sq. feet)
Plus garages, approx. 12.4 sq. metres (133.8 sq. feet)



First Floor

Approx. 57.8 sq. metres (622.5 sq. feet)



Main area: Approx. 130.7 sq. metres (1407.1 sq. feet)
Plus garages, approx. 12.4 sq. metres (133.8 sq. feet)