



8 Cutwell, Tetbury, GL8 8DZ

£950 pcm

Situated within the highly sought-after and picturesque Cutwell, this charming Cotswold stone period cottage is located within easy walking distance to the town centre and countryside walks alike.

Available for a 6 month Tenancy.

The Property

DESCRIPTION This charming Cotswold stone period cottage is situated within the highly-sought after picturesque Cutwell, located just a short stroll to Tetbury town centre and convenient access to countryside walks. The characterful accommodation features exposed beams and stone fireplace, arranged over three floors and extending in all to 724 sq.ft.

On the ground floor, the cosy living room has a wood burning stove leading through to the rear kitchen/dining room. Off which is a ground floor WC and access into the rear courtyard area. On the first floor, there is a double bedroom and a newly refitted bathroom with shower over bath whilst the top floor has a further newly redecorated bedroom. On street parking is easily available within Cutwell.

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. Waitrose at Malmesbury and Cirencester.

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, shooting and hunting. 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 Prince Charles Highgrove Estate. There is good access to nearby Kemble Railway Station which provides regular fast services to London and other regional centres.

Directions

From Long Street, take New Church Street passing the Church then turn left at the green into Cutwell. Immediately locate the property on the left hand side. Sat Nav postcode GL8 8DZ

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

