



Bourton-On-The-Water



This three-bedroom semi-detached house is located in Bourton Chase, constructed in 2012, and is just a short walk from the Bourton-on-the-Water high street, making it an ideal investment or family home.

On entry via the front door, the hallway leads into the kitchen which features base-level units; an integrated hob and oven as well as space for white goods. The sitting room is located at the rear of the house, with double doors leading to the enclosed private garden. Additionally, there is a WC on the ground floor.

Upstairs there are two double bedrooms with the principal bedroom benefiting from a fitted wardrobe and an en-suite shower room. There is also a further single bedroom. The family bathroom is situated at the end of the landing.

The rear garden is mainly laid to lawn and space for garden shed for storage. Further benefits include parking for two vehicles, a single garage, side access leading to the garden, UPVC Double Glazing, a new boiler and it is offered with no onward chain.

EPC: C

Council Tax Band: C

Tenure: Freehold

Bourton on the Water is a large village situated in the heart of the North Cotswolds - a popular tourist destination, a village of enormous character and appeal, with period Cotswold stone houses and shops flanking the shallow River Windrush that runs through the village centre. There are a range of amenities, including a leisure centre, gift shops, restaurants, pubs, hotels, clothes shops, hairdresser, supermarkets, library, post office, churches, GP, dentist, primary and secondary schools.



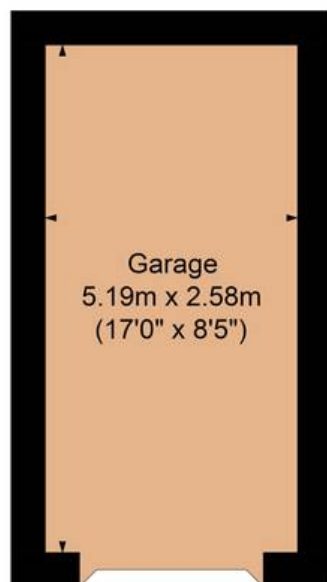


84 Barnsley Way, Bourton, GL54 2GJ

Main House Approx. Gross Internal Area:- 75.35 sq.m. 811 sq.ft.

Garage Approx. Gross Area:- 13.39 sq.m. 144 sq.ft.

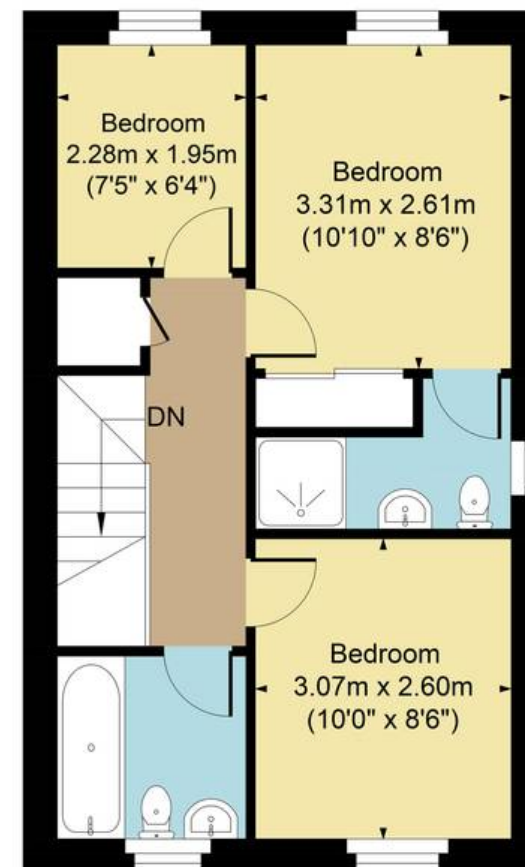
Total Approx. Gross Area:- 88.74 sq.m. 955 sq.ft.



Garage



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ Denotes restricted head height

www.dmlphotography.co.uk