



7 White Hart Court, Fairford, Gloucestershire, GL7 4NH

£1,250 PCM

- Grade II Listed two bedroom first floor apartment
- Bathroom
- Sitting/dining room
- Parking
- Kitchen

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A Grade II Listed two bedroom first floor apartment situated in the centre of the popular Cotswold market town of Fairford. The main accommodation offers a sitting/dining room, kitchen, two bedrooms and a bathroom. Parking is in the courtyard outside.

EPC Rating- D
Council Tax Band- C
Heating type – Gas

Current Electric Provider- TBC Current Gas Provider- TBC Water Supplier- Thames Water

Length of Tenancy- 12 Months. Deposit- £1,442.30 (5 Weeks Rent). Holding Fee- £288.46 (1 Weeks Rent, Once successfully passed referencing this will go towards the first months rent)



Council Tax Band: C



ENTRANCE PORCH

Meter cupboard. Entrance door.

ENTRANCE HALL

Tiled flooring. Staircase to first floor.

LANDING

Built in utility cupboard with washing machine and a dryer.

SITTING/DINING ROOM

17'10" x 12'1"

Windows to both sides. Two radiators. Built in cupboard (currently storing some landlord items).

KITCHEN/BREAKFAST ROOM

8'0" x 7'7"

Window to side. One and a half bowl single drainer sink unit with mixer tap inset into a rolled edge worksurface with cupboard below. Further wall and base units. Four ring Cooke & Lewis gas hob with extractor above and a Rangemaster oven below. Space for a fridge freezer. Breakfast bar with two stools. Wall mounted Worcester boiler for domestic hot water and central heating.

BEDROOM ONE

Window to front. Woodburner. Exposed stone wall and timbers. Ladder to mezzanine floor.

EN SUITE SHOWER ROOM

Velux to side. Suite comprising of a shower cubicle, vanity unit and WC. Radiator. Shelving.

BEDROOM TWO

Window to front. Ladder to mezzanine floor. Radiator.

BATHROOM

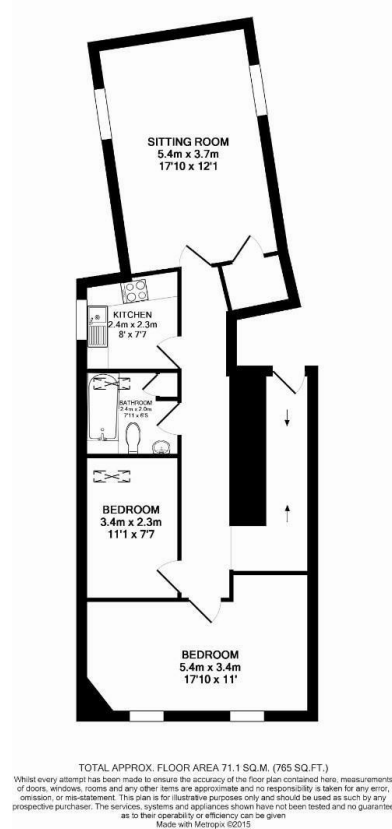
Velux to side. Suite comprising of a panelled bath with mixer tap shower, vanity unit and WC. Tiled floor and walling. Ladder radiator.

OUTSIDE AND PARKING

Immediately to the front is parking for one car.

FAIRFORD

Fairford is a small market town in Gloucestershire. The town lies in the Cotswolds on the River Coln, about 6 miles (9.7 km) east of Cirencester, 4 miles (6.4 km) west of Lechlade and 9 miles (14 km) north of Swindon. Nearby are RAF Fairford and the Cotswold Water Park. The town's secondary school is Farmor's School, an 11-18 co-educational Academy. The Church of England parish church of Saint Mary is renowned for its complete set of medieval stained glass, stone carvings and misericords. St. Mary's is of national historical and architectural importance because it houses the most complete set of mediaeval stained glass windows in the country. Fairford is surrounded by countryside and river walks and is served by a good range of shops, pubs and an Italian restaurant. There is also a library, post office, dentist, doctor's surgery, cottage hospital and a weekly market.



Directions

On foot from the office, cross the road by the restaurant and under the archway on the right.

Viewings

Viewings by arrangement only. Call 01285 712900 to make an appointment.

