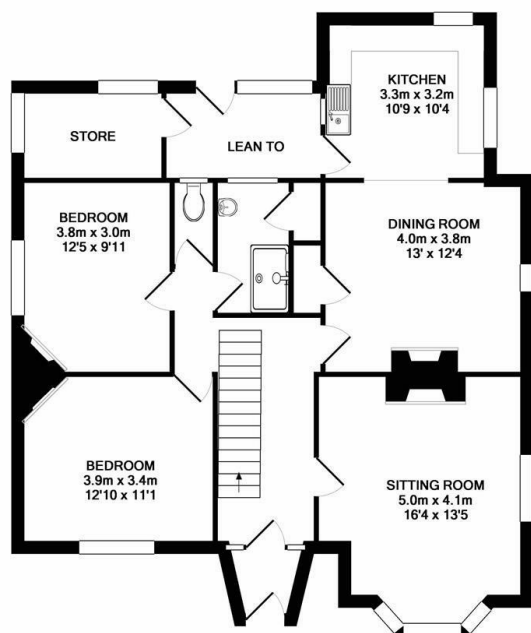




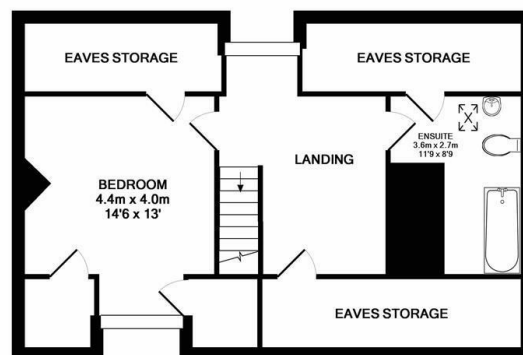
Poultry Farm House, Bryworth Lane, Lechlade, Gloucestershire, GL7

£1,500 PCM

- Splendidly rural location
- Detached house
- Three bedrooms
- Sitting room
- Kitchen
- Dining room
- Ground floor shower room and cloakroom
- First floor bathroom
- Parking and large gardens



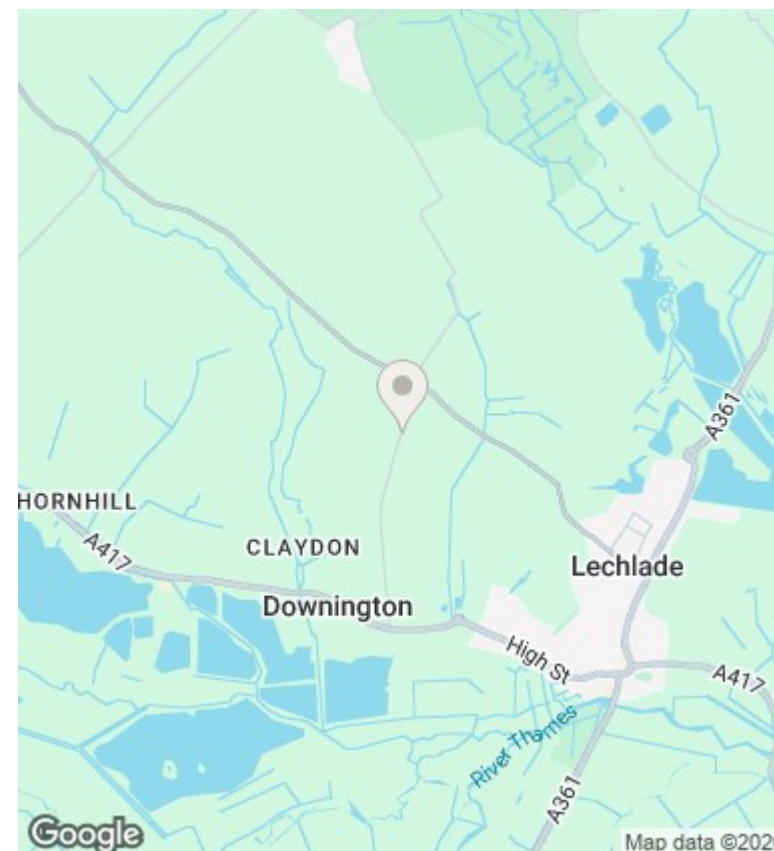
GROUND FLOOR
APPROX. FLOOR
AREA 97.9 SQ.M.
(1054 SQ.FT.)



1ST FLOOR
APPROX. FLOOR
AREA 60.6 SQ.M.
(653 SQ.FT.)

TOTAL APPROX. FLOOR AREA 158.5 SQ.M. (1706 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directions

From Lechlade's Market Place, proceed through the lights and towards Fairford. Bear left at the roundabout and past the garden centre. Bryworth Lane is a short distance on the right. Continue along the lane and over the old railway bridge. The Poultry Farm House is a short distance on the left. Alternatively, if you are travelling in from the "Southrop" end of the lane, the property is on the right before the railway bridge.

Viewings

Viewings by arrangement only. Call 01367 250011 to make an appointment.

Council Tax Band

C

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		71
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	