



Apartment (EPC Rating: C)

**4 FRAZER HOUSE, VICTORIA ROAD,  
CIRENCESTER, GLOUCESTERSHIRE, GL7 1ES**  
PCM

**£1,000 PCM**

**CANNON ESTATES**  
SALES & LETTINGS



# 1 Bedroom Apartment located in Cirencester

Located just a short walk to the town center with superb views over St Michael's Park and the roof tops of Cirencester we are pleased to bring to market this immaculate and high quality one bedroom first floor apartment within this prestigious period building. The property benefits from an open plan living room, a fitted contemporary kitchen area which has a full range of built in appliances, A Large Double bedroom. A modern shower room all presented in excellent condition freshly decorated with new carpets and Double glazing. Externally, the property enjoys the benefit of allocated parking. Available Now. Viewing Highly Recommended EPC rating C

## RENT AND DEPOSIT

Rents are payable one month in advance and the Deposit required is 5 x the weekly rent figure. Deposit alternative also available through Reposit.

The rent and Deposit is payable on or before the day that the tenancy commences by electronic transfer.



CIRENCESTER LETTINGS | 6 THE WOOL MARKET, CIRENCESTER, GLOUCESTERSHIRE, GL7 2PR



Approximate total area<sup>m</sup>  
346 ft<sup>2</sup>

(1) Excluding balconies and terraces

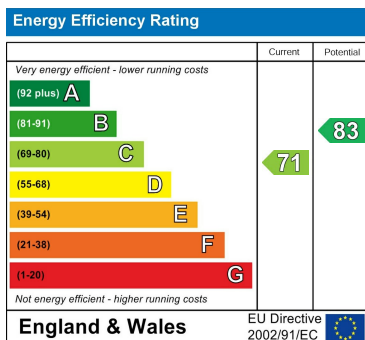
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Council Tax Band

**A**

Energy Performance Graph



Call us on

**01285 706900**

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<https://www.cannon-estates.co.uk/>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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