



3 Bedroom  
Detached House  
in Tetbury

£1,500 PCM

14 Berrells Road  
Tetbury  
GL8 8ED



Victoria Allman  
Lettings

- Detached chalet style house on the edge of Tetbury
- Walking distance to Tetbury town centre
- Three good-sized bedrooms
- Kitchen with adjoining dining room and conservatory
- Garage and ample private driveway parking
- Front and rear lawned gardens
- EPC Rating E
- Council Tax Band E (Cotswolds)
- Available mid-April



3



1



2



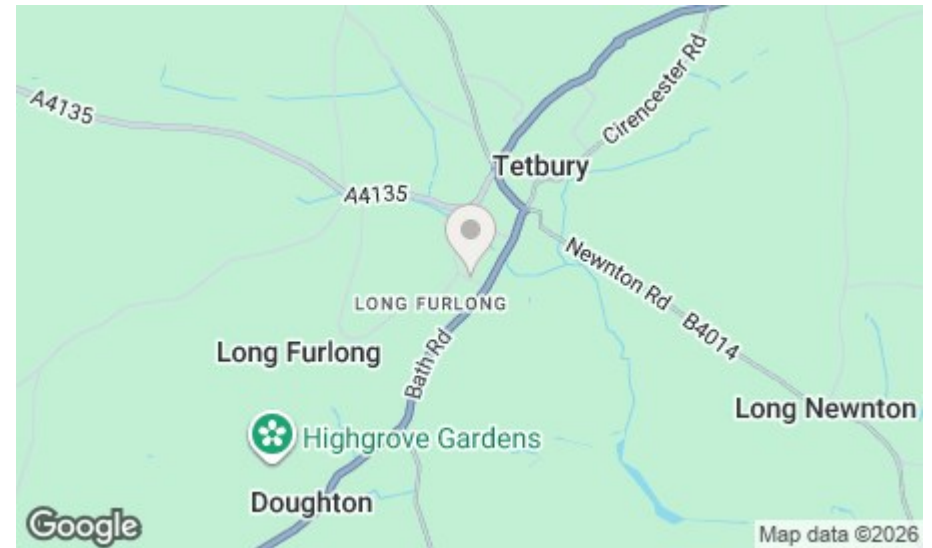
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## SUMMARY

14 Berrells Road is a detached chalet style family home located on a desirable road on the edge of Tetbury.

The house offers flexible living for a family or professional couple who want to take advantage of the services offered in this thriving Cotswold market town.

Available on a unfurnished basis from mid-April 2026.



## DESCRIPTION

This detached chalet-style home is situated on the sought-after Berrells Road, close to the rural edge of Tetbury and just over a ten-minute walk from the town centre.

Set back from the road behind a generous front garden and private driveway, the property offers well-proportioned accommodation arranged over two floors. The front door opens into an entrance hall leading to a bright and spacious living room, along with a well-equipped kitchen overlooking the rear garden. Off the kitchen is a separate dining room and a conservatory, providing additional living and entertaining space. The ground floor also includes the first of three well-sized bedrooms, together with a bathroom featuring both a bath and a walk-in shower.

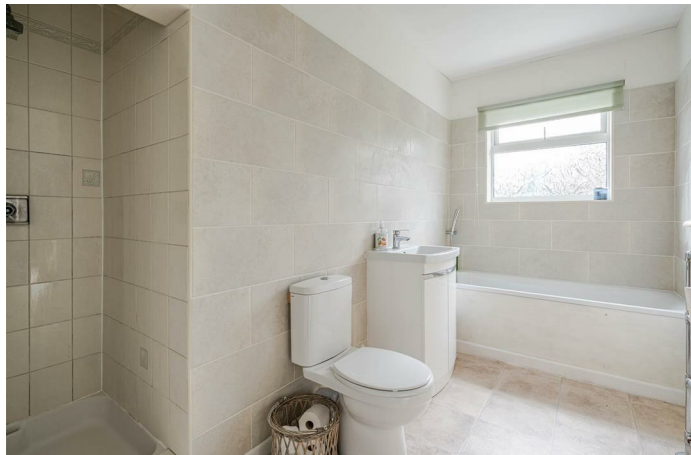
Upstairs are two further excellent-sized bedrooms, each benefitting from useful eaves storage.

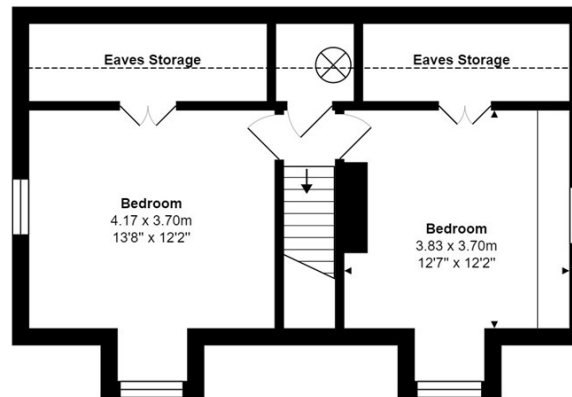
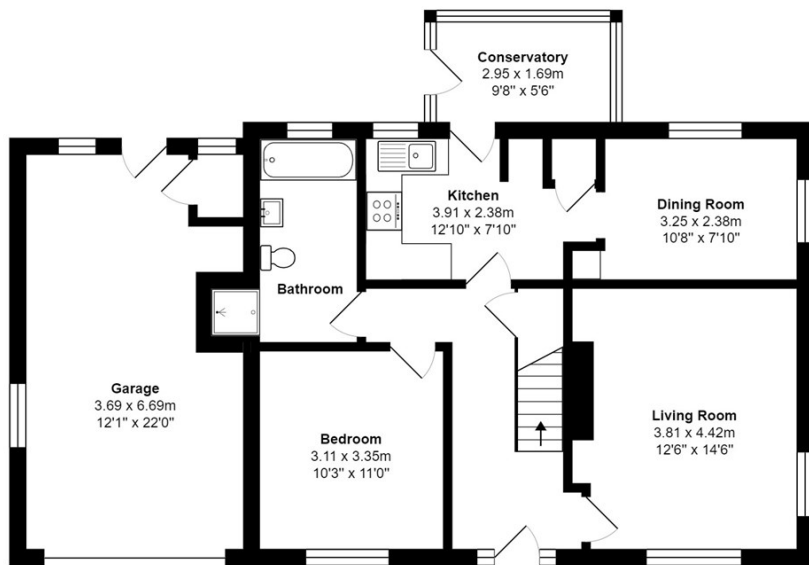
Externally, the property includes a garage attached to the house and ample private parking on the driveway. In addition to the large front garden, there is a further lawned garden to the rear, screened by mature hedging which provides a good degree of privacy.

## 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 including a large supermarket, community hospital, surgeries and post office, whilst there are highly regarded schools catering for all ages. Tetbury has a number of excellent independent boutiques, hotels, restaurants and cafes, as well as nearby Waitrose stores in Malmesbury and Cirencester.

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 King Charles' Highgrove Estate. There is good access to nearby Kemble Railway Station which provides regular fast services to London and other regional centres.





Ground Floor

First Floor

Total Area: 119.7 m<sup>2</sup> ... 1288 ft<sup>2</sup> (excluding garage)

All measurements are approximate and for display purposes only

## DIRECTIONS

From the centre of Tetbury follow the A433 towards Bath and just before you leave Tetbury. Continue past the church and out of town. Turn right into Berrells Road. Number 14 is on the left hand side after a short distance.

Postcode: GL8 8ED

What3Words:  
///pickle.rudder.expressed

## CONTACT

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## REQUIRED INFORMATION

We understand the property has mains electricity, water, drainage and oil fired central heating. Superfast broadband is available in this area; mobile coverage is classed as good outdoor – please check the Ofcom website for more information. We are not aware of any issues of potential impact including building safety, planning permission or proposed developments, flood risk, and other restrictions.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			77
(55-68) D			
(39-54) E		45	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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