

Melmore Gardens, Cirencester, Gloucestershire



• Managed by Perry Bishop • 2 bedrooms • Gas central heating • Parking for 3 cars • Enclosed garden • EPC D

Rent £1,050 per month
perrybishop.co.uk



Key Features



2
Bedrooms



1
Bathrooms



1
Receptions

About the property

This spacious, ground floor maisonette is located in a quiet cul-de-sac on the edge of Cirencester within easy walking distance of all amenities.

The property comprises of:

Reception room with electric fireplace, wooden flooring and patio doors to the rear garden.

The kitchen is fitted with a range of wall and base units, integrated oven/hob and extractor, and space for washing machine and fridge freezer.

Two double bedrooms. The family bathroom is fitted with a white three-piece suite consisting of corner shower, basin and WC. There is also a heated towel rail.

To the rear there is a fully enclosed low maintenance garden. There is also a shed for additional storage.

The property is warmed throughout by gas central heating and benefits from UVPC, double glazed windows.

Driveway parking for 3 cars.

Available 9th September.

Amenities

Cirencester in Gloucestershire – known as the Capital of the Cotswolds. A beautiful market town with regular markets held on a Monday and a Friday that really do bring the town to life.

Located between Swindon and Gloucester, Cirencester has great links to the M4 and M5. Kemble train station is just an 11-minute drive from Cirencester and is located on the Cheltenham-Swindon-London line providing great links to the Midlands, the North, the Southwest and London.

If you want to apply

We will provide you with an application to fill out and return to us. We will then discuss this with the landlords and if you are successful, we will proceed to the next step.

You will receive a link from our referencing company and will be required to pay 1 weeks rent as a holding deposit. You will also be required to upload ID and where applicable Share Codes. Referencing takes between 24 and 72 hours. Once referencing

has passed you will then pay the remaining rent and Security Deposit capped at 5 weeks rent.

If you fail referencing due to false or misleading information or you have undisclosed adverse credit and/or negative landlord referencing and/or do not meet the affordability you will not receive the holding fee back. In some situations however you may be able to provide a guarantor. Please discuss your personal circumstances with a member of the team before proceeding further.

Rent and Commissions

Rent £1,050 per month

Deposit required £1,211.53

Holding Fee £242.30

Other important information

Cotswold District Council

Council tax Band - A

Electricity - Mains Supply

Water – Mains Supply

Sewerage - Mains Supply

Heating – Gas Central

Mobile Phone coverage <https://www.ofcom.org.uk/mobile-coveragechecker>

Internet Coverage <https://checker.ofcom.org.uk/engb/broadband-coverage>

Our reference

CRB240016

8th July 2026

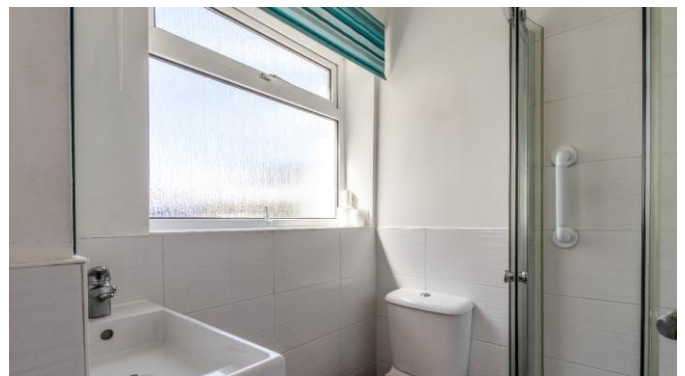
What 3 words - <https://what3words.com/marble.elite.stall>

We'd love to hear from you

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Disclaimer: These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The landlord does not make or give, nor do we or our employees have the authority to make or give, any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. For specific information please contact your local branch.

