



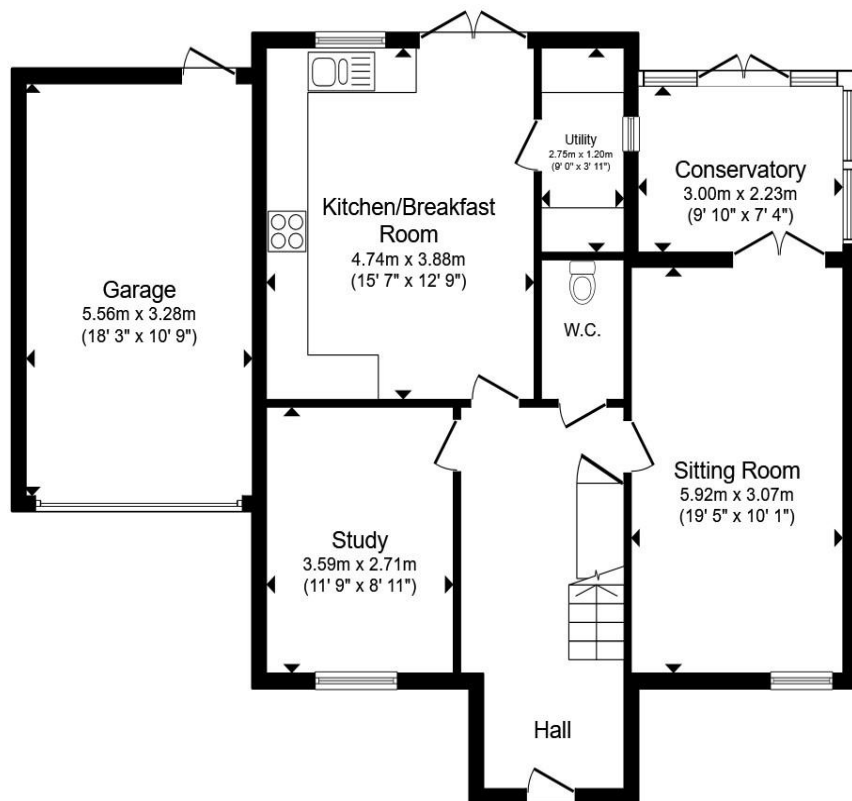
**The Wern, Lechlade GL7 3FF**

**welcome to**

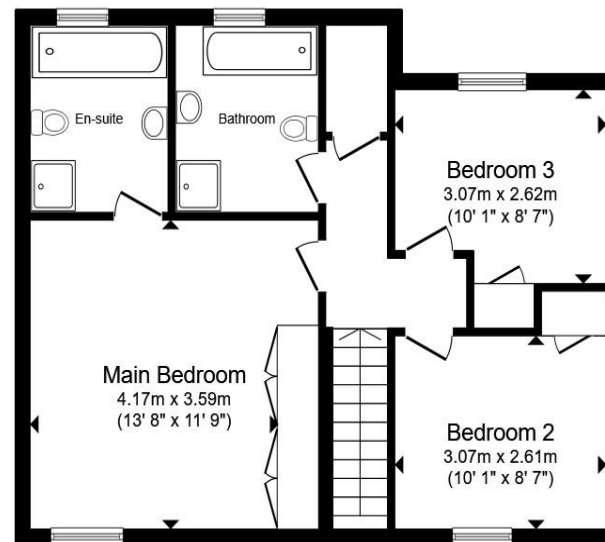
## **The Wern, Lechlade**

Beautifully presented three-bedroom detached family home in the sought-after market town of Lechlade-on-Thames. Offering a lounge, sun room, study, kitchen/diner, utility and cloakroom, plus en-suite to the master bedroom. Enjoying a private, non-overlooked garden, garage and driveway parking.





**Ground Floor**



**First Floor**

Total floor area 145.3 m<sup>2</sup> (1,564 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

**Entrance Hall**

**Cloakroom**

**Study**

**Lounge**

**Sun Room**

**Kitchen/Diner**

**Utility Room**

**First Floor Landing**

**Bedroom One**

**En-Suite**

**Bedroom Two**

**Bedroom Three**

**Family Bathroom**

**Rear Garden**

**Garage**

**Driveway**

welcome to

## The Wern, Lechlade

- Cotswold Stone Built Detached Family Home
- Three Bedrooms
- NO ONWARD CHAIN
- Three Reception Rooms
- Two Bathrooms and Cloakroom

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: E

**£575,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [allenandharris.co.uk/Property/HWT106656](https://allenandharris.co.uk/Property/HWT106656)



Property Ref:  
HWT106656 - 0004

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