

HUNTERS®

HERE TO GET *you* THERE



24 Eldorado Road

Cheltenham, GL50 2PT

Guide Price £210,000



Council Tax: B



Hazelhurst 24 Eldorado Road

Cheltenham, GL50 2PT

Guide Price £210,000



Welcome to Eldorado Road, Cheltenham, Gloucestershire - a charming location for this modern ground floor flat that is sure to capture your heart.

This delightful property boasts a cosy reception room with views across the private gardens, perfect for relaxing or entertaining guests. The bedroom offers a peaceful retreat, ideal for a good night's sleep. The bathroom is sleek and stylish, providing a touch of luxury to your daily routine. On a lovely summers day, the residents have exclusive use of the well tended communal gardens.

Situated in a modern building, this flat offers convenience and comfort and benefits from having its own front door, so you and your guests do not need to enter the communal building. With parking available for one vehicle, you can say goodbye to the hassle of searching for a parking spot.

Located in the heart of Cheltenham, this property provides easy access to local amenities, shops, and restaurants. Whether you're a first-time buyer or looking for a charming rental, this flat on Eldorado Road is a fantastic opportunity not to be missed.

The road is popular with commuter's being just 6-minutes' walk to the rail station (distance from google maps) and a 16-minute walk to Montpellier with its vast choice of cafe's, bars, restaurants and other leisure facilities. Eldorado Road really does have it all, it is a picturesque quiet suburb of Cheltenham just minutes away from all that the town offers.

This lovely low maintenance and cost-effective apartment has wide appeal and would suit first time home buyers, any shrewd investor, or someone a little older that is looking to downsize and live on one level with no stairs. The property would also make a great pied-a-terre for anyone who works part time in Cheltenham.

All viewings are by appointment only.

- **Lovely Purpose Built One Bedroom Modern Apartment**
- **Ground Floor with Own Entrance**
- **Central Heating & Double Glazing**
- **Allocated Off Road Parking Space**
- **EPC Rating C | Council Tax Band B**

- **Located in a modern building set in beautiful Grounds**
- **Immaculate Decor and fittings**
- **Fully Fitted Kitchen**
- **No Onward Chain**
- **Tenure: LEASEHOLD**

LIVING ROOM

17'10" x 11'2" (5.44 x 3.40)

KITCHEN

9'9" x 6'5" (2.97 x 1.96)

BEDROOM

16'1" x 8'8" (4.90 x 2.64)

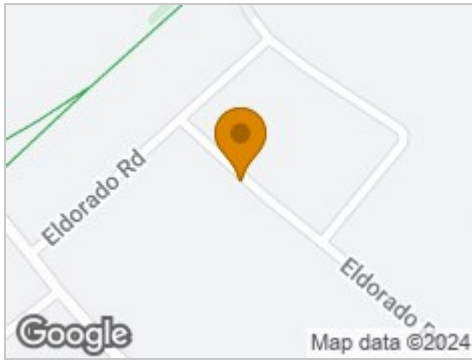
BATHROOM

6'5" 5'8" (1.96 1.73)

COMMUNAL GARDEN



Road Map



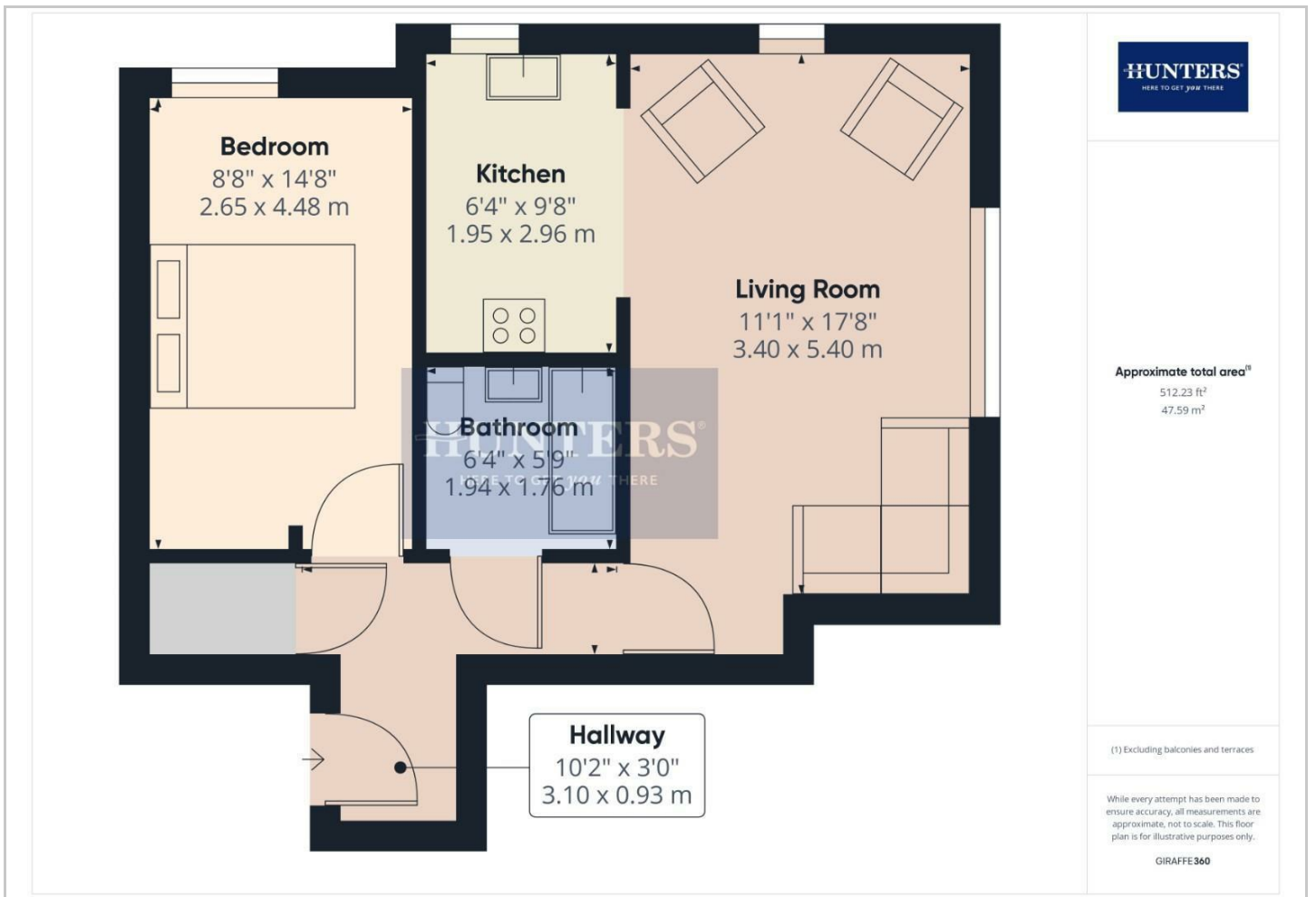
Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Cheltenham Lettings Office on 01242528500 if you wish to arrange a viewing appointment for this property or require further information.

| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (82 plus) A | | | |
| (81-91) B | | 76 | 78 |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.