

HUNTERS®

HERE TO GET *you* THERE



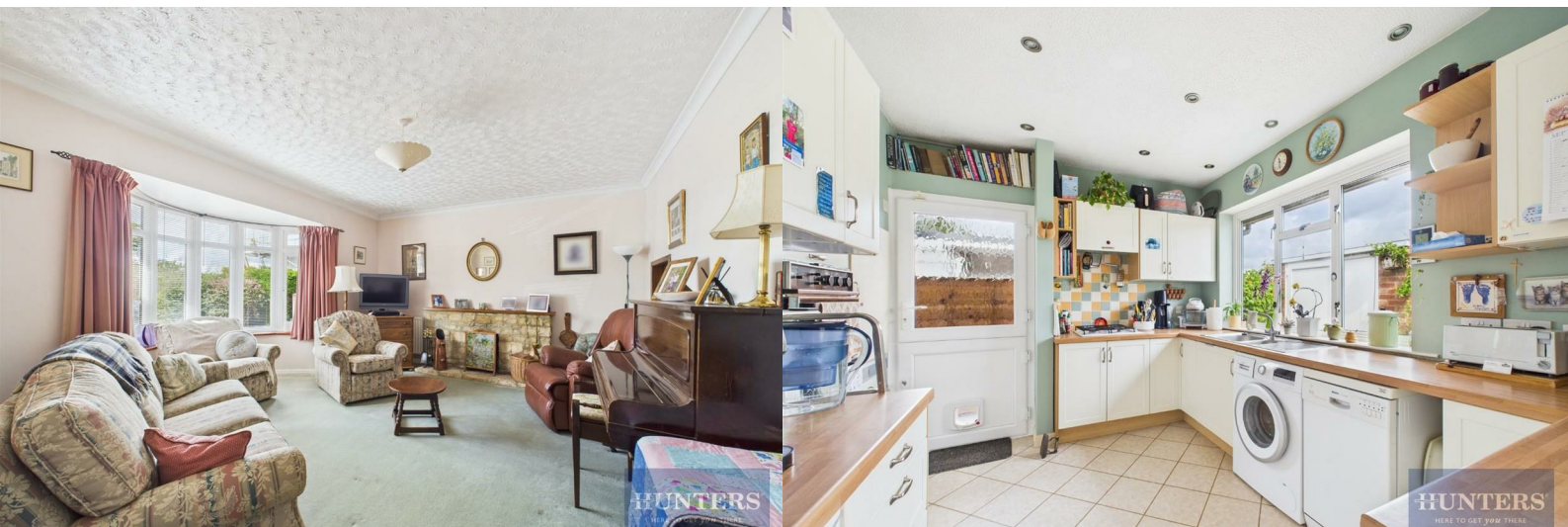
Badgeworth Lane

Cheltenham, GL51 4UJ

Asking Price £595,000



Council Tax: E



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Hunters Estate Agents are delighted to bring this fabulous detached four/five double bedroom traditional family home to the sales market, complete with additional land having been recently acquired to the side and rear.

Lyndhurst was originally a detached bungalow and has enjoyed various improvements over its lifetime including a very useful and professionally converted attic providing two new double bedrooms, one with an en-suite. The ground floor has also been extended and now offers two large double bedrooms and three large reception rooms and a sunroom/conservatory at the rear.

The property has been very well maintained by its current owners and presents to the market as an exceptionally spacious residence with over 1700sqft of living space.

The accommodation on offer is as follows

Ground Floor: On entering the property, you will find two large double bedrooms located to the right. Bedroom three boasts of a deep bay window and bedroom four sits to the rear. The 17'+ sitting room also has a deep bay window. To the far left of the property is a third bay fronted reception room, ideal as bedroom five or a study/playroom. The 19' kitchen/dining room is located exactly where it should be, lying across the rear of the property enjoying views of the beautiful rear garden. The ground floor also offers a shower room and separate wc.

First Floor: Bedrooms One and Two are both large double bedrooms with bedroom one having its own ensuite shower room.

Outside: The property sits well back from the main road behind its own private and substantial fore-garden with ample off-road parking for several vehicles. At the rear there is a formal garden and an additional recently acquired plot beyond, all of which enjoy a high degree of privacy. A further additional access driveway to the right of the property has also been acquired.

Our clients have found an onward purchase, and are ready to instruct a sale.

What3Words ///masterful.shameless.extend

Tel: 01242 528500

- Detached 4/5 Double Bedroom Traditional House
- Large Kitchen/Dining Room
- Recently Acquired Additional Land
- Very Private Non-Overlooked Rear
- Council Tax Band E (£2651.98 in 2025) | EPC Rating (tbc)
- Three Reception Rooms
- Two Bathrooms
- Rural Aspect but still Close to Amentities
- Great Access to M5 Junctions 11 or 11A
- Tenure - Freehold

Sitting Room

17'6" x 12'6" (5.35 x 3.83)

Bedroom Three

11'11" x 12'11" (3.64 x 3.95)

Bedroom Two

14'5" x 12'6" (4.40 x 3.83)

Kitchen / Dining Area

19'1" x 9'4" (5.84 x 2.86)

Study/Bedroom Five

8'2" x 15'8" (2.50 x 4.80)

WC

3'10" x 6'1" (1.18 x 1.86)

Shower Room

5'11" x 5'11" (1.81 x 1.81)

Sun Room

14'4" x 8'9" (4.37 x 2.67)

Bedroom One

17'1" x 15'6" (5.22 x 4.74)

En-Suite

8'9" x 2'9" (2.69 x 0.85)

Bedroom Four

9'3" x 14'1" (2.84 x 4.31)

Outdoor Storage

6'6" x 6'11" (1.99 x 2.13)



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Cheltenham Office on 01242 528500 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		
(92 plus) A		
(81-91) B		
(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.