

HILLCREST

CRIPPETTS LANE, LECKHAMPTON HILL, CHELTENHAM, GLOUCESTERSHIRE, GL51 4XU



HILLCREST, CRIPPETTS LANE

Standing in a truly enviable position commanding spectacular views, this unique property was commissioned by the late Dr. Edward Wilson during the regency era where he resided from 1872 – 1912. The property has been favoured with a Civic Society Blue Plaque in recognition of his achievements.

- Grand reception hall with original staircase, mosaic tiled flooring and vaulted ceiling
- Beautifully proportioned drawing room with bay window, striking fireplace and beamed ceiling
- Stunning kitchen/breakfast/dining room with central island and bay window
- Substantial lower ground floor bedroom 4
- Wide landing with cloakroom, three generous first floor double bedrooms including a master with bay window enjoying far reaching views towards Cheltenham and a stunning family bathroom
- Established gardens and grounds, in all about 0.5 acres with a variety of mature shrubs and trees and a pretty pond together with a large garage

DESCRIPTION

Standing on rising ground, Hillcrest is a handsome black and white painted house with current planning consent to enlarge (Ref: 15/01219/FUL). Benefiting from stunning formal gardens and grounds measuring c.0.5 acres, four generous double bedrooms and retaining a wealth of original character features, the property remains beautifully bright and well-proportioned. The present owners have vastly improved the property which is now offered in exemplary condition with far reaching views towards Cheltenham.





SITUATION

Standing on the upper slopes of Leckhampton Hill and at the end of a peaceful no through road which serves just a small number of properties, Hillcrest enjoys the most stunning views across Cheltenham and the Severn Vale and is surrounded by spectacular open countryside. The town centre is less than 3 miles distant and offers an extensive variety of both high street stores and bespoke boutiques as well as restaurants, wine bars and several world famous private schools. Cheltenham is renowned for its popular festivals which take place throughout the year including literature, music, cricket and racing at Prestbury Park.

GENERAL INFORMATION

Services:
Mains water, electricity, gas and drainage are connected to the property.

Local Authority:
Tewkesbury Borough Council: 01684 295010.
Council Tax Band: (E) - £2,070.30 (2019/2020).

VIEWINGS

Strictly by prior appointment through the sole agents, Charles Lear & Co. on 01242 222722.



Hillcrest, Leckhampton

Gross Internal area (approx):

House: 220 sq m (2,368 sq ft)

Garage: 20 sq m (215 sq ft)

Total: 240 sq m (2,583 sq ft)

For identification only. Not to scale

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