



MORGAN ASSOCIATES

ESTATE & LETTINGS AGENCY



Montpellier Cottage, Montpellier Terrace, Back,  
Cheltenham GL50 2XH  
Guide price £725,000



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## Montpellier Cottage, Montpellier Terrace, Back, Cheltenham GL50 2XH

A beautifully presented three-bedroom detached Cottage with no onward chain. Situated in the heart of Montpellier and within walking distance of local amenities such as the Bath Road and Cheltenham Town Centre.

### Full Description

The delightful Montpellier Cottage has been refurbished to a modern standard whilst still maintaining its traditional charm. The large windows throughout the property allows plenty of natural light, particularly the large skylight window within the dining area. The exposed brickwork throughout the property exudes character and style.

The property is comprised over three floors. The lower ground floor includes a handy utility space which leads from a multifunctional room with a large feature fireplace.

The ground floor features a beautifully spacious open plan kitchen, living and dining area. The hallway advances into a further generously sized sitting room with ample space to incorporate a playroom, office, or sectioned reception. Large sliding glass doors open out onto a tidy courtyard, ideal for outdoor entertaining.

The first floor consists of three double bedrooms and a spacious family bathroom.

The property can be accessed via electric gates revealing the secure driveway and additional private courtyard.





**Further Information**  
Tenure: Freehold  
Services: Mains gas, electricity,  
water and drainage. Gas central  
heating.  
Council Tax Band: E  
Local Authority: Cheltenham  
Borough Council. Tel. 01242 26  
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## Montpellier Cottage

Approximate Gross Internal Area = 131.2 sq m / 1412 sq ft

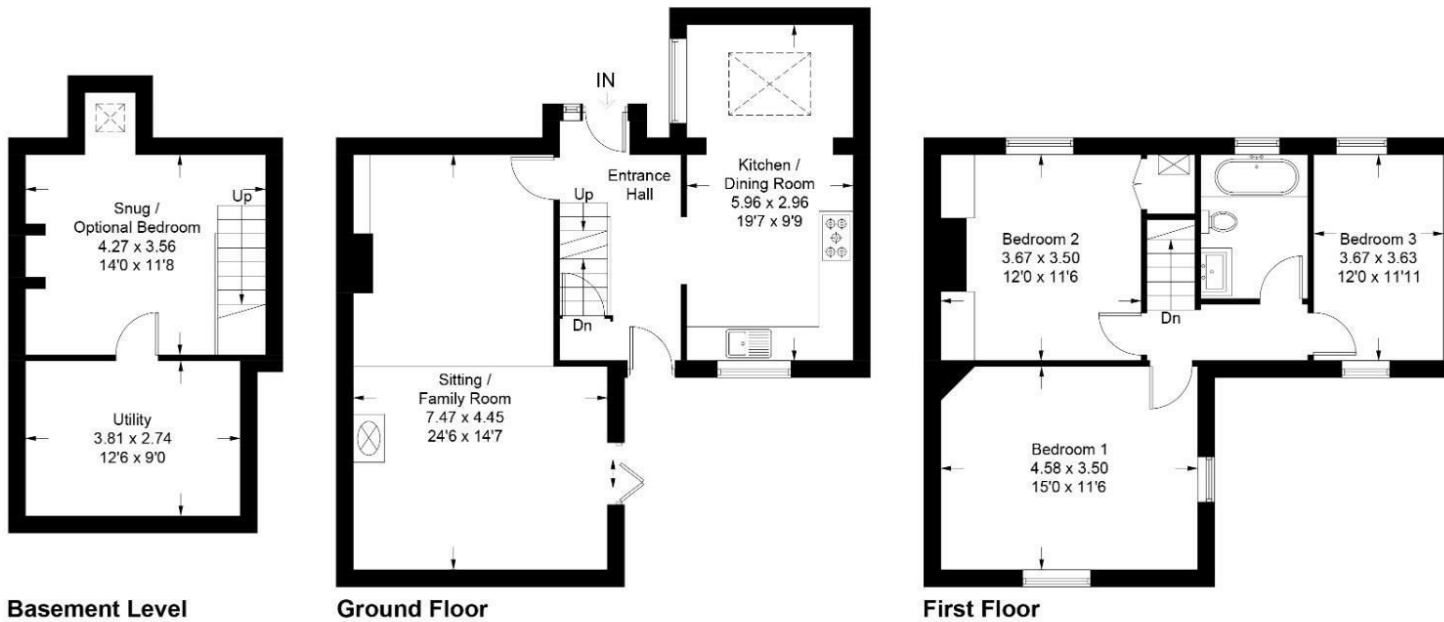
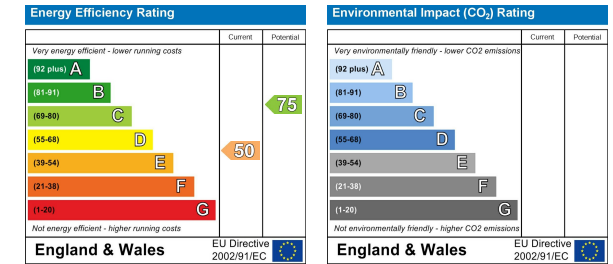


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1057834)

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## Energy Efficiency Graph



## Area Map



## Viewing

Please contact us on 01242 514 285 if you wish to arrange a viewing appointment for this property or require further information.

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