



Flat 2, 51 St. Georges Road, Cheltenham, Gloucestershire, GL50 3DU



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A FANTASTIC RAISED GROUND FLOOR FLAT WITHIN WALKING DISTANCE OF THE PROMENADE THAT OFFERS OPEN PLAN LIVING WITH FITTED KITCHEN, TWO BEDROOMS, SHOWER ROOM AND PERIOD FEATURES. PARKING IS AVAILABLE WITH ON STREET WITH A PERMIT.

### ACCOMMODATION:

Entrance hall with storage  
Fitted kitchen with open plan living space  
Two bedrooms with fitted wardrobes  
Shower room  
Cloakroom

### PARKING:

On street parking available with permit (Westend Zone 12)

### ADDITIONAL:

Gas fired central heating  
Sash windows with shutters & blinds  
Plumbing for washing machine  
Unfurnished

### INCLUDED:

Fridge & freezer  
Dishwasher  
Oven  
Hob

### TERM

12 months minimum term. No pets. No smokers. No sharers

### VIEWING AND SHOWING TIMES:

Read Maurice show our rental property during weekdays only. No application may be made without a physical viewing of the property. For certain properties block viewings will be offered and you are advised to attend at the earliest opportunity if this property is of interest to you.

### GENERAL:

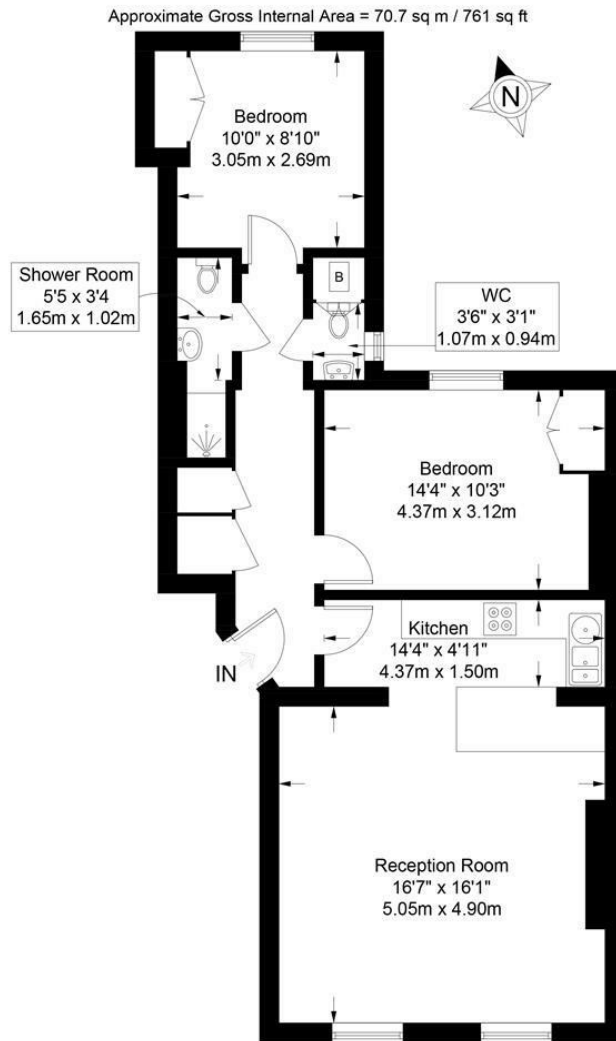
Mains services are believed to be connected.











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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. PRN: 18377602 - Date of printing 30th April 2024

EPC: Band D  
 Rating: 61  
 Council Tax: C  
 Area: 761.00 sq ft

**readmaurice** 

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