



71 Lansdown Crescent Lane, Cheltenham, Gloucestershire, GL50 2LD

71 Lansdown Crescent Lane, Gloucestershire, GL50 2LD

AN AMAZING LOFT STYLE FIRST FLOOR FLAT FOUND IN EXCELLENT CONDITION IN A MEWS SETTING WITHIN THE AREA OF LANSDOWN, A SHORT WALK FROM MONTPELLIER. THE PROPERTY BOAST A GLASS ROOF ALLOWING THE LIGHT TO FLOOD IN AND IS FINISHED TO A HIGH STANDARD. WITH ITS OWN ENTRANCE, THE ACCOMMODATION HAS TWO BEDROOMS, TWO BATHROOMS AND FULLY FITTED KITCHEN. FLATS LIKE THIS ARE RARELY AVAILABLE.

The front door opens into a entrance hall with a useful storage room behind double doors and a inner door leading to a taircase which leads up to the flat. The first floor features a spacious living space with a apex roof, part of which is structurally glazed making the room exceptionally bright. To one end is a modern fitted kitchen with appliances, lots of storage and a peninsular bar. Hidden of the living space is an inner hall with access to the master bedroom with ensuite and a second guest bedroom. Both rooms have fitted wardrobes.

To the top of the stairs is a useful utility room with a washer/dryer and a shower room. Both the ensuite and shower room are well appointed with high quality fittings.

The property features mood lighting with the use of up and down lighters complimented with concealed LED strip lighting. Central heating is gas fired to radiators and the flat is fitted with Karndean flooring.

ADDITIONAL

Gas fired central heating to radiators.

Unfurnished.

BT point for broadband.

INCLUDED

Oven, hob, hood, dish washer, fridge, freezer, washer dryer

TERM

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

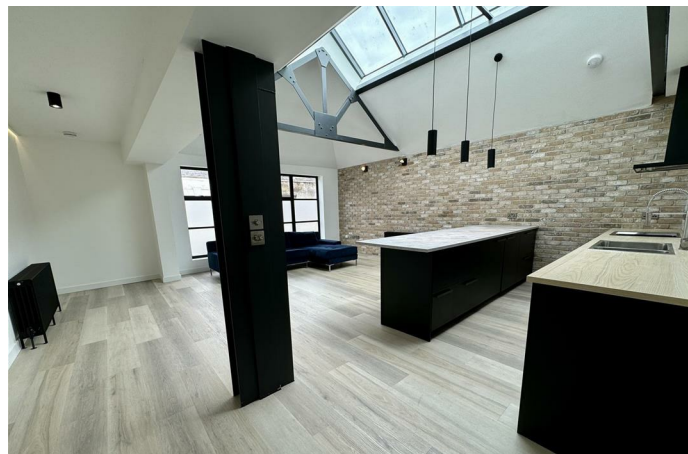
VIEWING AND SHOWING TIMES:

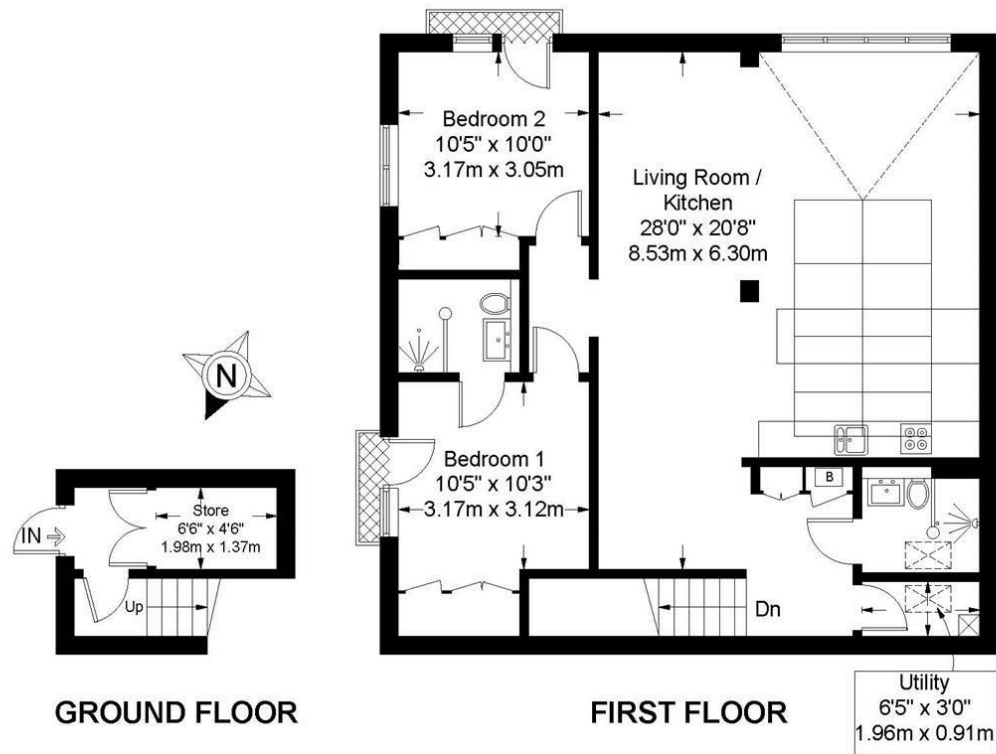
Read Maurice show our rental property during weekdays only. No application may be made without a physical viewing of the property. For certain properties block viewings will be offered and you are advised to attend at the earliest opportunity if this property is of interest to you.

GENERAL:

Mains services are believed to be connected.







Approximate Gross Internal Area = 1076 sq ft / 100 sq m

Illustration for identification purposes only, measurements are approximate and are not to scale.
Please check all details before making any decisions reliant upon them.
Copyright Read Maurice. (ID601902)



71 Lansdown Crescent Lane, Gloucestershire, GL50 2LD

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: 17149206 - Date of printing 14th June 2024

EPC: Band D
Rating: 62
Council Tax: C
Area: 1076.00 sq ft

readmaurice 

48 Andover Road, Cheltenham, GL50 2TL
Tel: 01242 241122
Email: post@readmaurice.co.uk
www.readmaurice.co.uk