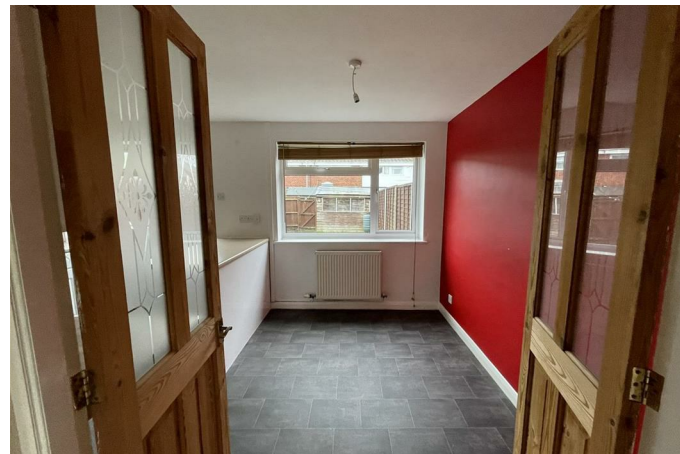




**11 HARTBURY CLOSE
SPRINGBANK CHELTENHAM
GL51 0NZ**

GUIDE PRICE £235,000 - FREEHOLD

CHELTENHAM BOROUGH COUNCIL B



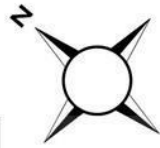
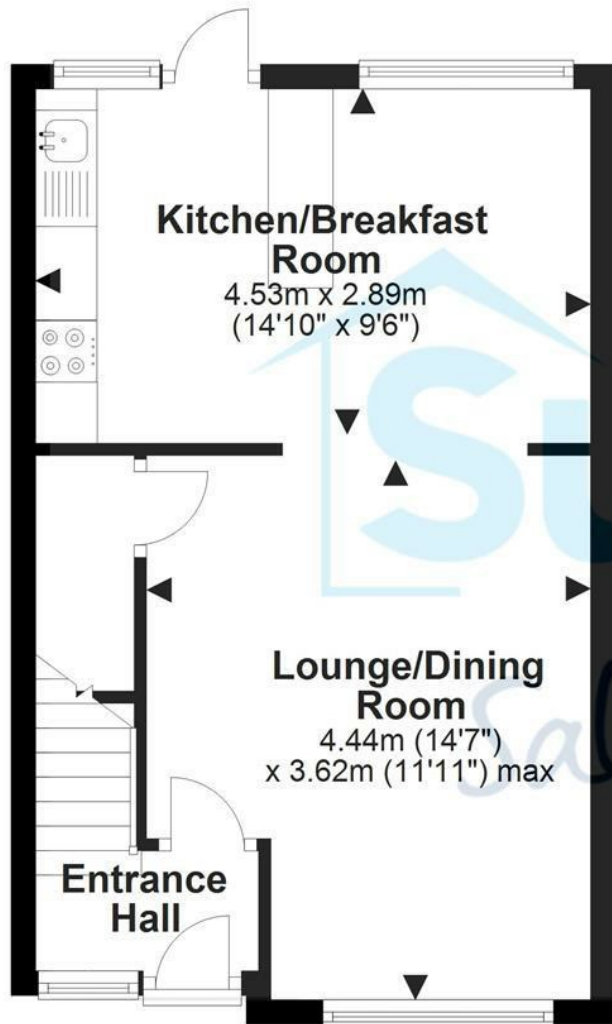
SOME UPDATING REQUIRED - A THREE BEDROOM mid terrace house with gas central heating (recent years boiler) and double glazing. The accommodation offers entrance hall, living room, kitchen/dining room, bathroom and three bedrooms. There is a garden to the front and rear together with a garage





Ground Floor

Approx. 33.2 sq. metres (357.2 sq. feet)



First Floor

Approx. 34.5 sq. metres (371.5 sq. feet)



Total area: approx. 67.7 sq. metres (728.7 sq. feet)

Please note this floor plan is for marketing purposes and is to be used as a guide only. All efforts have been made to ensure its accuracy.

Plan produced using PlanUp.

Council Tax: We are informed by Cheltenham Borough Council that the property is in Band B.

Services:

We are informed by the seller(s) that there is mains water, gas, electricity and drainage currently connected (to be confirmed).

Tenure: Freehold

Viewing: By appointment with the Sole Agents

All information subject to legal confirmation

Important Notice: SureLet Cheltenham Ltd have not tested any apparatus/installations/ services and cannot vouch for their condition. We therefore strongly recommend that their condition is verified by prospective purchaser(s) through surveyors or solicitors.

Money laundering regulations: To comply with money laundering regulations, prospective purchasers will be asked to produce identification documentation at the time of making an offer. We ask for your cooperation in order that there is no delay in agreeing the sale, should your offer be acceptable to the Seller(s).

SureLet Cheltenham Ltd may offer to assist in arranging insurance or other products/services and/or mortgages and may be entitled to receive commission in respect of any services provided. It is your decision whether you choose to deal with a company or service we recommend to you. In making that decision, you should know that we may receive referral fees worth between £200 and £1500 per annum.

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