



Barn Farm Tewkesbury Road, Norton GL2 9LH

£99,950

np
naylor powell

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• No onward chain • Two bedroom park lodge with en-suite to master • Popular village location • Private and enclosed garden • Well presented throughout • Off road parking and guest parking

£99,950

Accommodation

Stepping inside you are greeted by a spacious living dining area which benefits from French doors that open onto an outside terraced area. The kitchen provides ample storage in a range of floor and eye level units accompanied by integrated appliances to include fridge freezer and electric oven with four ring electric hob with extractor over. The home further comprises bathroom and two bedrooms with the master bedroom benefiting from en-suite shower room whilst the second bedroom offers built in storage and two single beds. The bathroom is a stylish suite comprising WC, wash hand basin and bath with shower over.

Outside

Accessed via the gate, the garden is low maintenance and offers a hard landscaped area ideal for a table and chairs. Barn Farm also offers guest parking on the development.

Location

The village of Norton is conveniently located between both the Cathedral city of Gloucester, approximately 4 miles away, and the Regency Spa town of Cheltenham, which can be found approximately 7 miles away. Offering a fantastic range of transport links, sports, and shopping facilities. The New Dawn Inn is a restaurant within close proximity that provides an array of entertainment and events over the year that has become a sought-after place to eat.

Norton C of E Primary School is within walking distance, and there are a variety of Private, Grammar, and Comprehensive schools in nearby Tewkesbury, Gloucester, and Cheltenham.

Material Information

10 year lease starting 2023

Ground rent £355 per month - Water usage, septic tank and household waste removal, council tax and TV licence

Heating is bottled gas

Electricity is on a card meter, pay as you go.



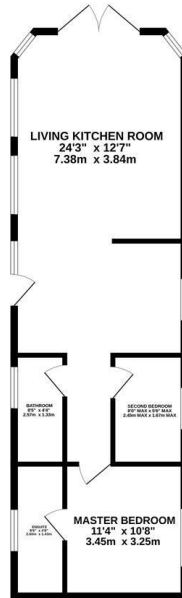
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Prospective purchasers please be aware none of the appliances, boiler, heaters etc. which may have been mentioned in these particulars have been tested and no guarantee can be given that they are in working order. Prospective purchasers should arrange for such items to be tested at their own expense.

