



MORGAN ASSOCIATES

— ESTATE & LETTINGS AGENCY —



Flat 5, 19, Lansdown Place,
Cheltenham GL50 2HX
Guide Price £425,000



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Flat 5, 19, Lansdown Place, Cheltenham GL50 2HX

This superb Regency apartment has been beautifully updated and modernised, highlighting and showcasing the original features whilst including high-end modernisations and amendments for modern living. Set in one of Cheltenham's most desirable areas within a striking Grade II* listed building, this home offers the perfect blend of character and contemporary luxury. What's not to love?

Full Description

We enter the spacious hallway, providing access to all aspects of the apartment. The large living room boasts two wonderful sash windows, recently refurbished (as is the case with all other sash windows in the apartment), alongside two feature Westminster cast iron radiators which sit atop antique oak parquet. The original feature of a picture rail has been reinstated, and the fireplace has been adapted and repurposed. The original frontage has been retained, and this useful space is now utilised as a data point for broadband, service point and power supplies, all beneath a bespoke, full length mantlepiece. Coupled with working shutters and those glorious high ceilings, this is a wonderful space to recline and relax, or entertain in style.

The immaculate kitchen provides ample space for dining, cooking and hosting. With integrated appliances such as the raised oven, microwave, dishwasher, induction hob and more, this kitchen is ready and waiting to go. Another super aspect is the flooring - this is solid oak with sound insulation substrate, carefully made with reclaimed antique oak boards. The chimney breast has been repurposed in this room to provide additional storage, while the former shutter recesses now offer stylish shelving for ornaments and decor..

A true highlight of this home is the luxurious four-piece bathroom suite, an atmospheric space filled with luxury. Underfloor heating warms from below, with a wireless compatible programmable controller. Artisan Mandarin Stone porcelain tiles make this a striking aesthetic, with high end finishings from the likes of Healey & Lord and Gerberit featured. The large walk-in thermostatic shower with gold highlights is complemented beautifully by the brass fixtures and the individual (and iconic!) taps and faucets. A vintage cast iron chord window has been installed to allow added light into this fantastic room.





The bedrooms are spacious in their layouts, the principal bedroom echoing the style of the reception room with those striking arched recesses. These bedroom arches were reinstated by the current owner, alongside the picture rails throughout, to reinstate the original period features. Fitted wardrobes complete this room, and there is still a superb amount of space for further storage and furniture.

The second bedroom works beautifully as a double bedroom, office, or separate reception. Built-in wardrobes and shelving maximize storage without compromising on space, and the refurbished sash window offers far-reaching views—perfect for moments of reflection while working or unwinding. Additional upgrades to the property include a brand-new Viessmann heating system, a new boiler with magnetic filtration, Stelrad radiators, Drayton TRV4 thermostatic valves, and a Nest wireless thermostat. Beautifully handcrafted feature lighting by Spark & Bell adds a refined finishing touch throughout.

The exterior of the property provides parking, and a charming communal garden to the front. Viewing is highly recommended to appreciate this excellent apartment.

Further Information

Tenure: Share of Freehold

Lease Duration: 999 years from 1st January 2022

Service Charge & Ground Rent: £80PCM

Management Company: 19 Lansdown Place (Management) Company Limited

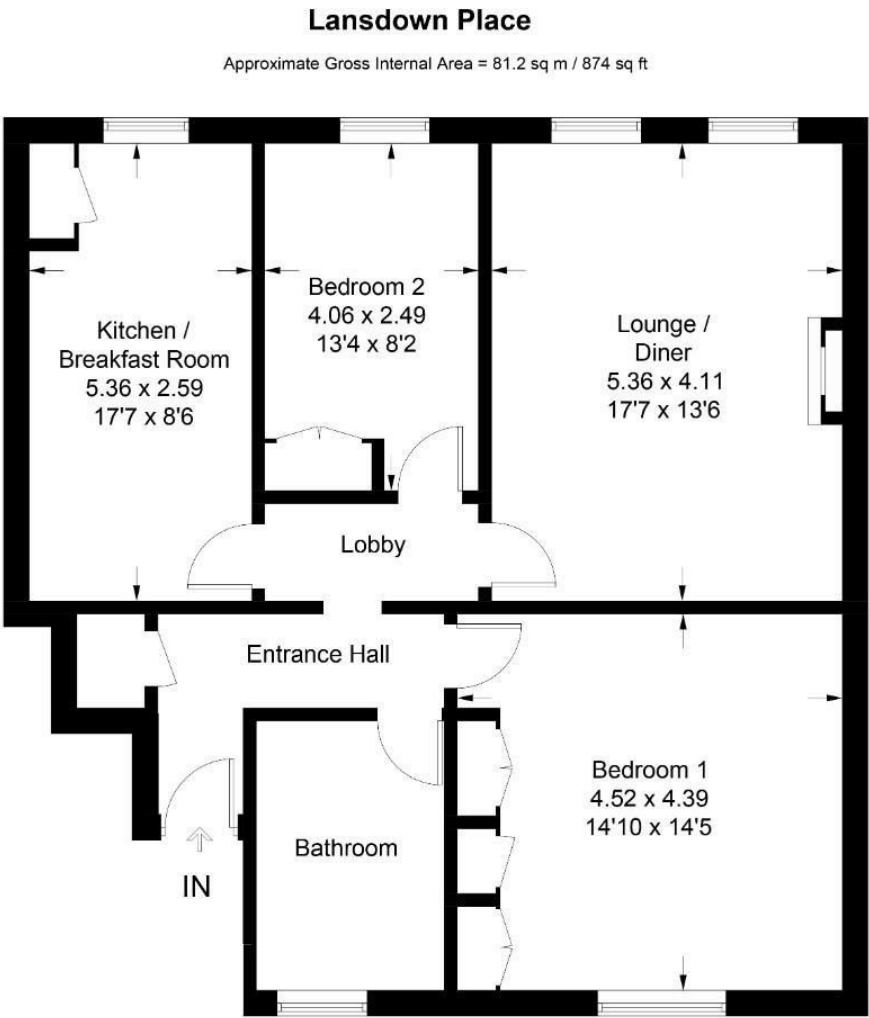
Services: Mains electricity, gas, water, and drainage.

Council Tax Band: B

Local Authority: Cheltenham Borough Council.Tel.01242 26 26 26



Floor Plan

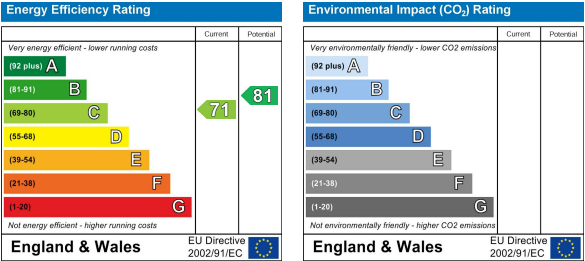


Second Floor

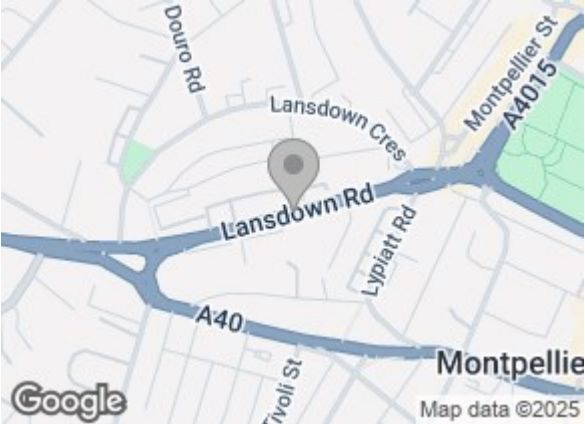
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Energy Efficiency Graph



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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