



2 SUMMERFIELD MEWS

CHELTENHAM GL50 3AU



TOWNHOUSE SET IN GATED GROUNDS IN MONTPELLIER.

Updated and significantly improved by the current owners, this three-bedroom, three-bathroom townhouse is located in a secure gated development in Cheltenham's sought-after Montpellier area.



Local Authority: Cheltenham Borough Council

Council Tax band: E

Tenure: Leasehold

Service charge: £2,800 per annum

Guide price: £795,000



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A bright entrance hall with new flooring and underfloor heating leads to a stylish open-plan kitchen and dining area with central island, breakfast bar, and premium appliances, plus a utility room and cloakroom. The first floor offers a spacious living room with balcony, fireplace, and built-in shelving, together with the principal bedroom, dressing area, and luxury en-suite. The top floor provides two further double bedrooms, each with en-suite, one with fitted wardrobes.

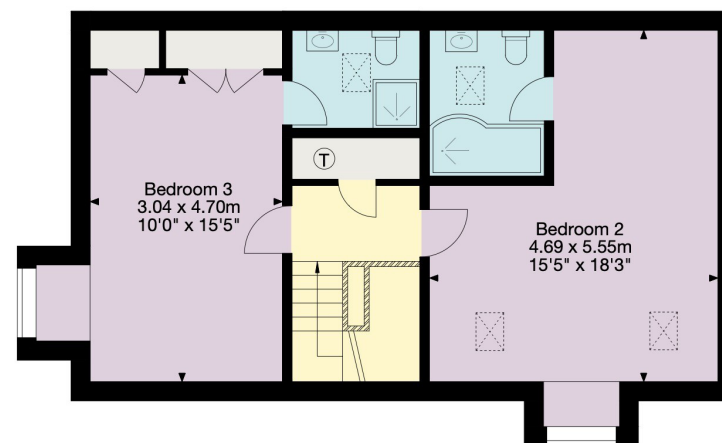
Additional features include a garage, landscaped communal gardens, and a prime Montpellier location close to boutiques, restaurants, cafés, and gardens. Set on prestigious Fauconberg Road in a private gated development opposite Cheltenham Ladies' College, this Regency townhouse combines elegance, modern comfort, and excellent transport links.



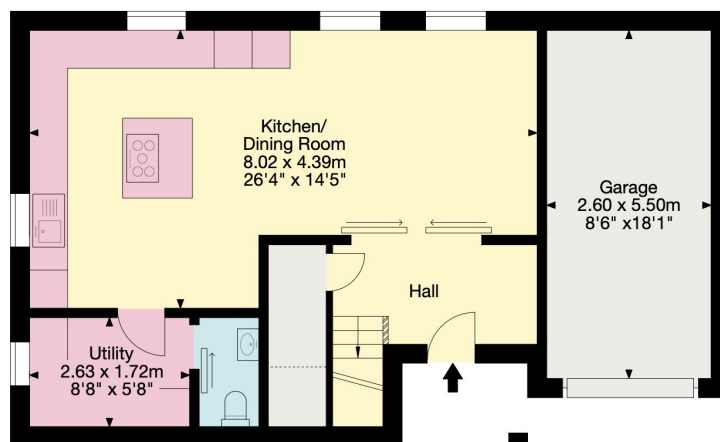




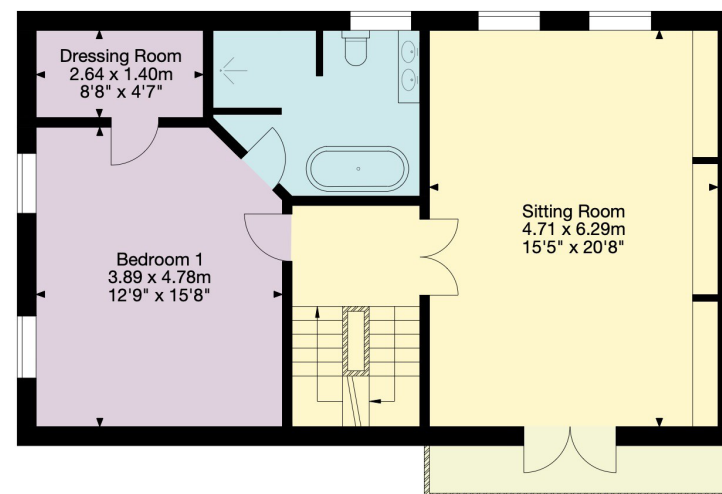
Gross Internal Area (Approx.)
 Main House = 173 sq m / 1,862 sq ft
 Garage = 14.8 sq m / 159 sq ft
 Total Area = 187.8 sq m / 2,021 sq ft



Second Floor



Ground Floor



First Floor

- Living Area/Reception
- Kitchen/Utility
- Bedroom/Dressing Room
- Bathroom/WC
- Vaults/Storage

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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