



65 SAPPHIRE ROAD
Bishops Cleeve | Cheltenham | GL52 7YT

HUGHES **HS** SEALEY

Welcome to... 65 SAPPHIRE ROAD

Welcome to Number 65 Sapphire Road, a delightful three-bedroom detached family home built by Messrs Persimmon Homes in 2019, so meaning the property is sold with four years NHBC remaining. Located on this popular development, the property enjoys a wealth of accommodation across the two floors, whilst further benefiting from a good-sized rear garden, driveway parking and single garage. Therefore, it is because of the above, that this property is highly recommended to view.

Internally on the ground floor is a spacious and welcoming entrance hall that leads to a cloakroom, living room

and kitchen/dining room.

The living room benefits from French doors leading to the rear terrace whilst the kitchen enjoys a wealth of fitted units, which sit alongside a host of integrated appliances. Off the kitchen, is a separate utility room, also benefiting from access to the rear garden.

To the upper floor is the principal bedroom which enjoys a three-piece en suite shower room, two further bedrooms and the family bathroom.









Explore outside...

65 SAPPHIRE ROAD

Externally, the property benefits from driveway parking for two cars and a single garage. To the rear of the home is a good-sized garden that enjoys a paved terrace and lawns, all of which is enclosed by brick walling.

LOCATION

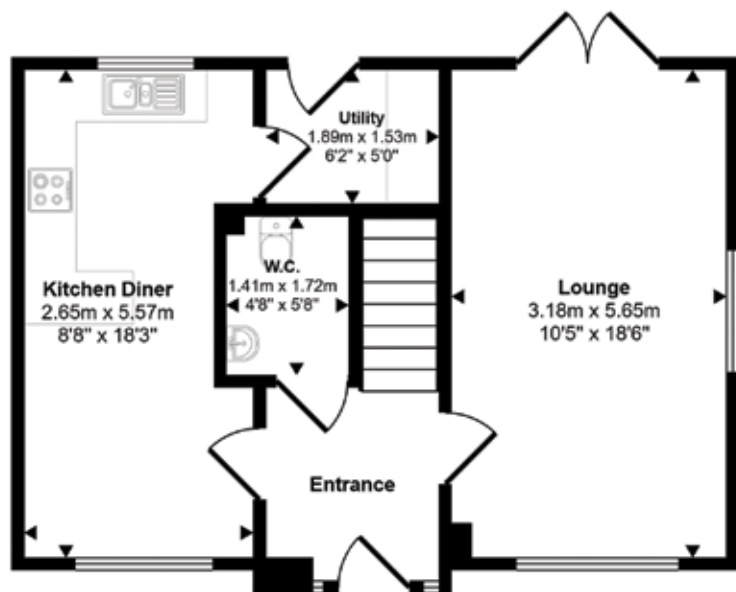
Located within walking distance of Bishops Cleeve village centre, the property is ideally placed for access to a wide range of amenities including local shops, supermarkets, cafés, pubs, schools and a medical centre, with great commuter links to Cheltenham, the M5, and the Cotswolds.

- A wonderful three-bedroom detached family home, located on this popular development
- Built by Messrs Persimmon Homes in 2019, so having four years NHBC remaining
- Driveway parking for two cars plus single garage
- Large rear garden offering paved terrace and lawns. Gated side access
- Spacious entrance hall leading to cloakroom, living room and kitchen/dining room
- Living room with French doors to rear garden
- Kitchen enjoys a wealth of fitted units, sitting alongside a host of integrated appliances
- Separate utility room with door to rear garden
- Principal bedroom with en suite shower room, two further bedrooms and family bathroom to first floor
- A property that must be viewed to be fully appreciated

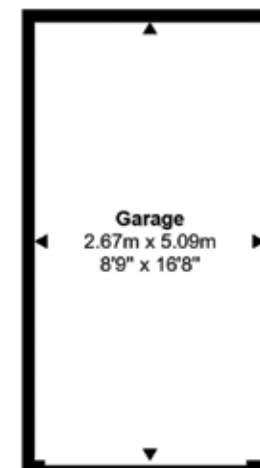
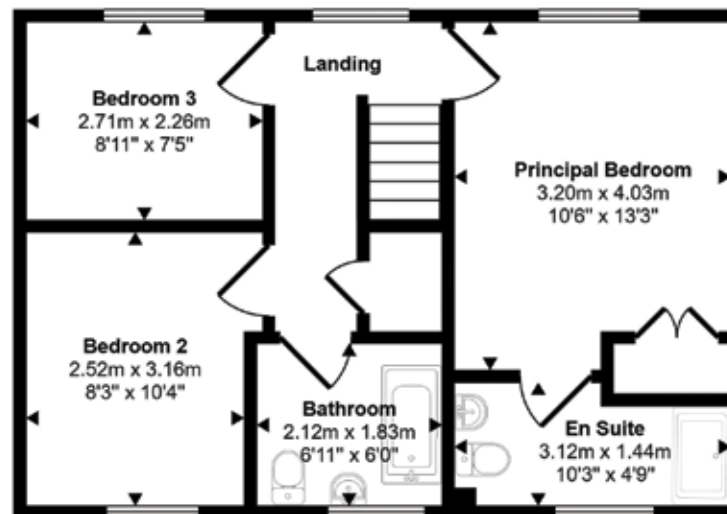
DIRECTIONS

To locate the property, please enter the following postcode into your sat nav system: GL52 7YT. Upon arrival, the property can be identified by our For Sale sign.



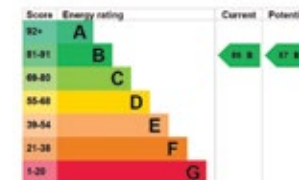


Approx Gross Internal Area
105 sq m / 1129 sq ft



Garage
Approx 14 sq m / 146 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that an item shown is included with the property. For a free valuation, contact 01242 220080. Copyright © Hughes Sealey. Registered in England and Wales. Company Reg No. 11126899
Registered Office: CDH Estates Ltd, Miramar, Cheltenham Road, Kinsham, Tewkesbury, GL20 8HP.



HUGHES **HS** SEALEY



HUGHES SEALEY

Email: cheltenham@hughessealey.co.uk

Tel: +44 (0)1242 220080

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