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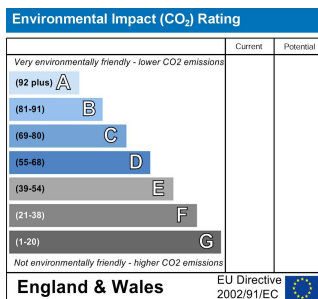
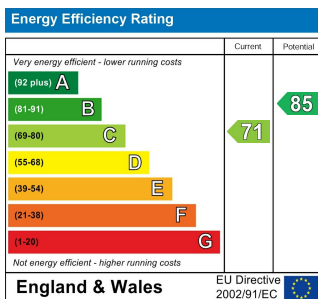
## 5 Peach Cottages, Tewkesbury, Gloucestershire GL20 7RH Asking Price £270,000

**Tewkesbury:** The Ancient Grudge, 15 High Street, Tewkesbury, GL20 5AL. Tel. 01684 275276 Fax. 01684 276661  
**Walton Cardiff:** 4 Columbine Road, Walton Cardiff, Tewkesbury, GL20 7SP. Tel. 01684 295417 Fax. 01684 851780

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## Situation

Peach Cottages is located on the development of Walton Cardiff. It is within easy walking distance of parks, local shops, takeaway and a public house. It is also within walking distance of John Moore Primary School Ofsted rate 'Good' and the community centre which holds various activities on a regular basis.

Walton Cardiff is on a regular bus route to Cheltenham (9 miles away) and to the historic market town of Tewkesbury (2 miles) which has many stunning Tudor buildings as well as a wealth of leisure, health, educational and arts facilities whilst its close proximity to the motorway and railway station provides easy access to the rest of the country.

## PROPERTY SUMMARY

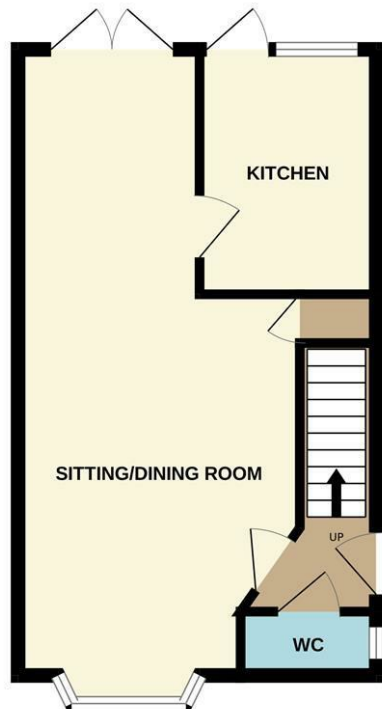
- End Of Terrace House
- Lounge/Dining Room
- Kitchen
- Downstairs W.C
- Three Bedrooms
- Family Bathroom
- UPVC Double Glazing
- Detached Garage
- Garage & Off Road Parking
- Council Tax Band C



### **Description**

This end-of-terrace home is the perfect place for families to settle down and create lasting memories. Nestled in the desirable residential area of Walton Cardiff, this property offers a welcoming entrance hall, convenient downstairs W.C, and a lounge/dining room with double doors that lead to the garden - perfect for indoor-outdoor living and entertaining. The kitchen is just off the lounge and also has direct access to the garden.

Upstairs, you'll find three bedrooms and a family bathroom, complete with built-in wardrobes in the first and second bedrooms. The home is equipped with UPVC double glazing and gas central heating to ensure maximum comfort year-round. A detached garage located at the rear of the property offers extra storage space, while an off-road parking space and enclosed rear garden provide ample outdoor space for children to run and play.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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### Lounge/Dining Room

25'1 x 11'1 max (7.65m x 3.38m max)

### Kitchen

9'11 x 7'2 (3.02m x 2.18m)

### Cloakroom

5'07 x 2'7 (1.70m x 0.79m)

### Bedroom One

13'8 x 8'4 (4.17m x 2.54m)

### Bedroom Two

9'6 x 8'4 (2.90m x 2.54m)

### Bedroom Three

7'7 x 6'2 (2.31m x 1.88m)

### Bathroom

6'2 x 5'9 (1.88m x 1.75m)



Viewing strictly by appointment via Tag Estate Agents – 01684 275 276

Email: [info@tagestateagents.co.uk](mailto:info@tagestateagents.co.uk)

Agents Note: Room sizes quoted are approximate and should be used for guidance purposes only.

All appliances, fittings or heating systems have not been tested. Buyers are advised to seek verification from their surveyor or legal representative.

P Gregory & V Davis trading as Tag Estate Agents Ltd.