



102 Brookfield Road, Churchdown, Gloucester, GL3 2PD

£800,000

CHOSEN
ESTATE AGENTS

THE PROPERTY

Nestled in the charming village of Churchdown, this stunning five-bedroom detached family home on Brookfield Road offers an exceptional living experience.

Spanning an impressive 2,400 square feet, this property is designed for modern family life, featuring a light and airy living room and a sun room, providing ample space for relaxation and entertainment.

The heart of the home is undoubtedly the modern open-plan kitchen, complete with a beautiful island that serves as a perfect gathering spot for family and friends.

The generous rear garden is a true highlight, offering a tranquil outdoor space that includes a versatile garden room. This room can easily be transformed into an office space or an outdoor gym, catering to your lifestyle needs.

With three en-suites, a family bathroom, and a convenient downstairs WC, this home ensures that comfort and privacy are paramount for all family members.

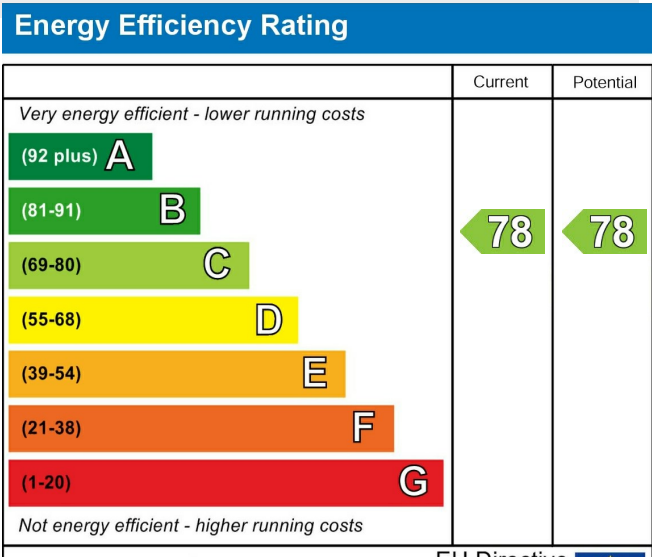
The property also boasts parking for up to eight vehicles, making it ideal for larger families or those who enjoy hosting guests.

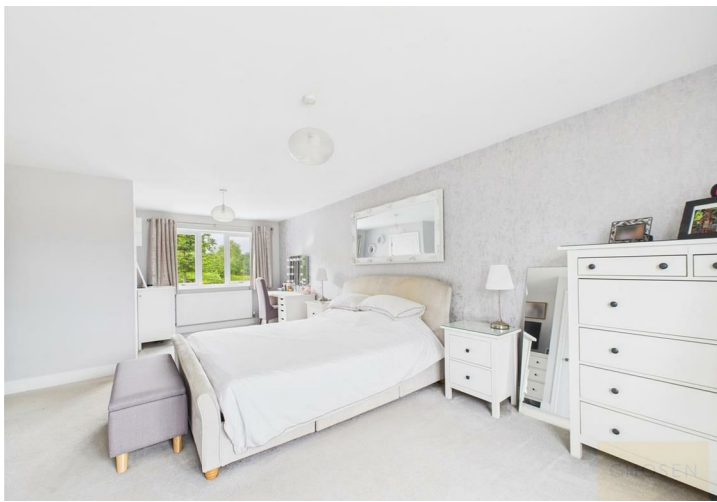
Situated in an incredibly popular village location, this home provides excellent access to Cheltenham and the M5, making it perfect for commuters and those who wish to explore the surrounding areas.

Agents Note.
Freehold
EPC Rating: C78
Tewkesbury Borough Council Band: G
Mains Gas, Electric and Water are connected.

Flood Risk:
Rivers & Seas No Risk.
Surface Water Very Low.
Fibre broadband is available.

- Absolutely Stunning Five Bedroom Detached Family Home
- Modern Kitchen With Beautiful Island
- Three En-Suites, Family Bathroom And Downstairs WC
- Large Driveway Providing Off Road Parking For Many Vehicles
- Generous Rear Garden With Garden Room/Office
- Incredibly Sought After Village Location
- Easy Access To Cheltenham And The M5
- EPC Rating: C78
- Council Tax Band: G







Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

2397.55 ft²

Reduced headroom

68.24 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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