

CR
COOK
Residential

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- STUDIO APARTMENT
- NO ONWARD CHAIN
- BEAUTIFULLY PRESENTED
- RENOVATED THROUGHOUT
- UPPER GROUND FLOOR
- FIRST COME FIRST SERVE PARKING

Guide Price £135,000

Lansdown Crescent

Montpellier

GL50 2LF

Lansdown Crescent, Montpellier

Cook Residential are delighted to present this newly renovated studio apartment, located in the highly sought-after Grade II Listed Lansdown Crescent.

This charming studio is perfect for first-time buyers or investors, thanks to its prime location within easy reach of Montpellier and Cheltenham town centre.

The property features a combined living and bedroom space, fully refurbished with brand-new fittings and never previously occupied.

The modern fitted kitchen boasts an array of wall and base units with wood effect worktops, tiled splashbacks, and an inset sink with a mixer tap.

The sleek shower room is equipped with a white suite, including a walk-in shower, WC, and basin.

Additionally, first-come, first-served parking is available at the front of the building.

Tenure: Leasehold

Lease Length: 125 years

Annual Service Charge: TBC

Service Charge Review Period: Yearly

Council Tax: Band A

Lansdown Crescent is conveniently located near the vibrant areas of Montpellier and Tivoli, known for their independent shops, boutiques, cafes, bars, and restaurants. Cheltenham is well-connected, offering easy access to the A40 and M5 motorways, and equidistant from Bristol and Birmingham, with excellent north-south rail links.

Cheltenham is a picturesque Regency Spa town, renowned for its numerous festivals, including Literature, Music, Science, Jazz, and the famous Cheltenham Gold Cup.

For further details regarding the property, including its leasehold status, please confirm with your solicitor. All measurements are approximate and for guidance purposes only.



Passionate About Property...



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