

# HUNTERS®

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## Richmond Villages

Cheltenham, GL51 6PN

Asking Price £335,000



Council Tax: E



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Asking Price £335,000



Hunters proudly present a one double bedroom apartment set within the Richmond Villages Retirement Complex, an exceptionally luxurious retirement village set with immaculately maintained surrounding woodland.

The apartment is a beautifully presented one bedroom flat with modern kitchen, luxury bathroom and a sliding patio door leading to a private patio which enjoys views across woodland.

The large 20' living room has an ornate fire surround with inset electric fire and a sliding door to the private patio with enough room for a table and a couple of chairs, perfect for enjoying the permanently changing woodland backdrop. The entrance hall has a large and useful storage cupboard. The kitchen boasts of a built-in oven, hob, fridge-freezer and a microwave. The light and airy 18' double bedroom faces the same direction as the living room. The bathroom is also immaculately presented.

Richmond Villages prides itself on an unparalleled range of facilities, including a welcoming reception, bar, café, lounge, restaurant, library, dry wellness spa, gym, salon and several outdoor terraces.

The development offers a comprehensive range of activities and a busy wellness programme hosted by professionals.

The Village is pet friendly

The property comes complete with an allocated parking space.

Summary: The residents of this highly exclusive development are used to a little luxury. It is a first class ticket to retirement with a hugely versatile list of facilities allowing owners to either use the property as a base from which to travel, right up to having an ability to remain within the grounds permanently with services providing your every need. A very impressive proposition  
For more information go to the following link

<https://reports.spectre.uk.com/s/cPkil>

Tel: 01242 528500

- Desirable Ground Floor One Double Bedroom Apartment
- Two Assisted Living Packages Available
- Surrounded by Woodland Grounds
- Pet Friendly Development
- Named and Allocated Parking Space

- Luxury Assisted Living Packages from Approx £3000pcm
- One Bedroom Apartment with Patio
- Unparalleled On-Site Facilities Including Spa
- No Onward Chain
- Council Tax Band E | Leasehold with 119 Years Remaining

### Living Room

11'8" x 20'2" (3.57 x 6.16)

### Kitchen

6'10" x 7'11" (2.10 x 2.43)

### Bedroom

11'8" x 18'4" (3.57 x 5.59)

### Bathroom

6'10" x 8'0" (2.09 x 2.44)



## Road Map



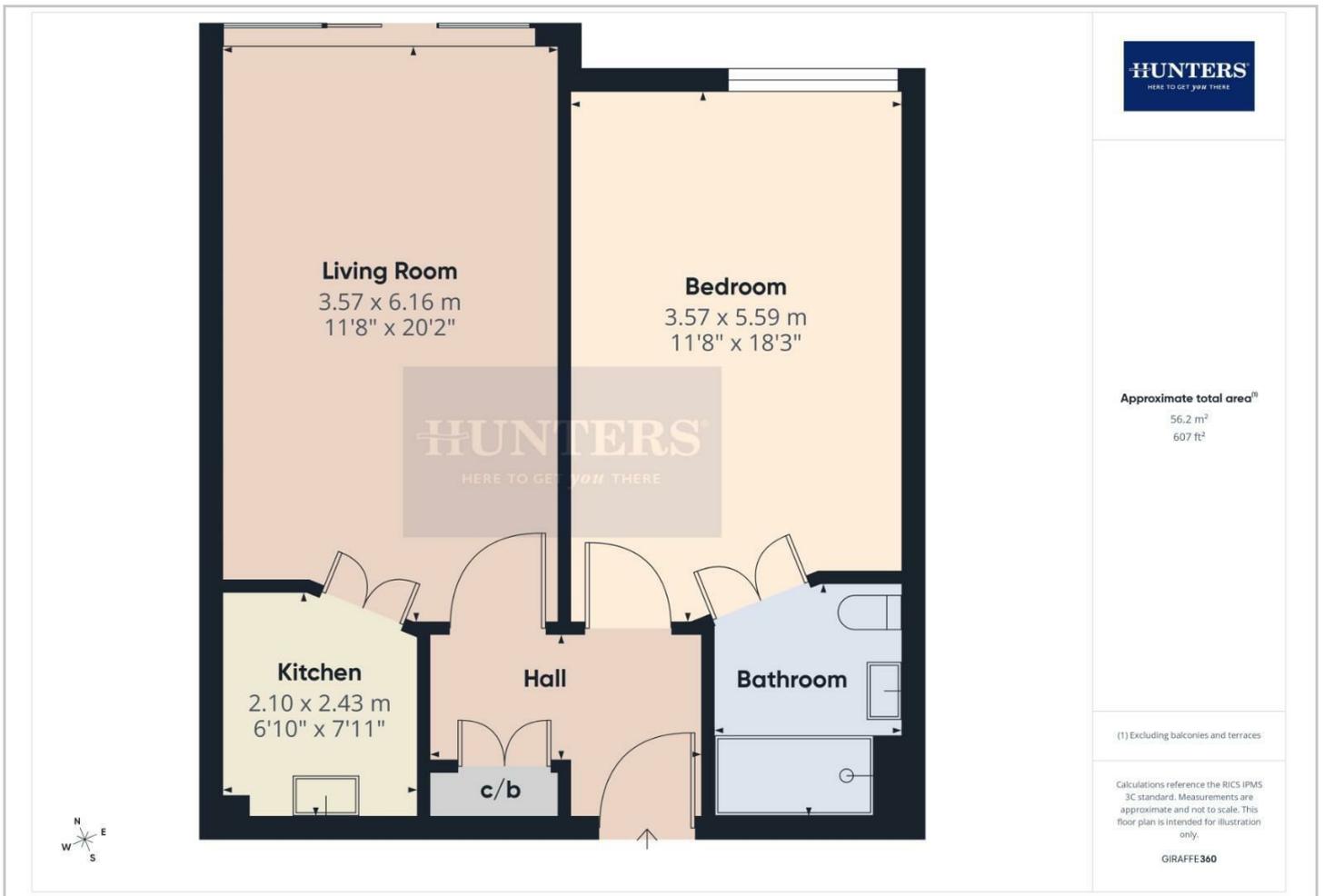
## Hybrid Map



## Terrain Map



## Floor Plan



## Viewing

Please contact our Hunters Cheltenham Office on 01242 528500 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>		<b>81</b>	<b>81</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.