



Stanwick Drive, Wymans Brook, Cheltenham, GL51
£295,000

**ADAM
HALLIWELL**
property

exp ^{UK}

Bedrooms: 3

Bathrooms: 1

Receptions: 1

A well-presented three-bedroom semi-detached house in a quiet Cheltenham cul-de-sac, offering a bright living room, open-plan kitchen/diner with garden access, downstairs WC, balanced bedrooms, family bathroom, driveway parking, garage, rear garden, and convenient access to the town centre and transport links.

This three-bedroom semi-detached house is for sale in the increasingly popular residential area of Wymans Brook, set within a small cul-de-sac offering a quieter position away from through traffic. The property is presented in good condition, having been modernised significantly by the current owners since purchase. It provides well-balanced accommodation, suited to both first-time buyers and families.

To the front and side, there is a substantial driveway providing off-road parking, complemented by a single garage and a rear garden, offering practical outdoor and storage space.

Inside, the ground floor includes a large living room to the front with generous windows, creating a bright reception space. To the rear, an open-plan kitchen/diner provides a dining area and doors opening directly onto the garden for convenient access.

A downstairs WC adds to the practicality of the ground floor layout.

Upstairs, the property offers balanced bedroom sizes. The main bedroom is a generous double running across the width of the house. The second bedroom is a small double, while the third is a good-sized single, suitable for a child's room or home office. The family bathroom includes a bath with shower over and a window, providing natural light and ventilation.

The property has an EPC rating of C and falls within Council Tax Band C.

Located approximately a 20-minute walk from Cheltenham town centre, the house is well placed for local amenities, including a shop, pub and chemist on the estate. Nearby green spaces provide opportunities for walking and outdoor recreation.





Property Type: Semi Detached House

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Public transport links are accessible, with Cheltenham Spa railway station within easy reach by car or local bus routes. From Cheltenham Spa, there are regular services to Gloucester (around 10 minutes), Bristol (around 40–45 minutes) and Birmingham (around 45–55 minutes), as well as direct trains to London Paddington (from approximately 2 hours).

The combination of off-road parking, garage, garden, practical layout and balanced bedroom sizes makes this three-bedroom semi-detached house a well-considered option for those looking for a home for sale in this part of Cheltenham.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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