



12 LECKHAMPTON PLACE

CHELtenham GL53 0FA



A FANTASTIC MODERN TOWN HOUSE IN LECKHAMPTON

Situated within a discreet and sought-after development just off Leckhampton Road, Leckhampton Place offers a prime location with a mix of attractive housing and convenient access to both Cheltenham



Local Authority: Cheltenham Borough Council

Council Tax band: F

Tenure: Freehold

Guide Price: £700,000



KITCHEN

Built by renowned developers Crest Nicholson, the property forms part of an exclusive, high-quality development designed with flexible living in mind, and benefits from off-street parking, landscaped gardens, and an integral garage.

This beautifully presented home spans three floors and offers over 1,600 sq. ft. of well-designed living space filled with natural light. Upon entering, a welcoming hallway provides access to a cloakroom and the integral garage, which offers generous space for both vehicle parking and storage.

To the rear of the ground floor is a stylish, upgraded kitchen/dining room, thoughtfully improved by the current owners. The kitchen features sleek modern worktops, ample wall and base units, and overlooks the private rear garden, with direct access outside.







LIVING

The first floor is home to a spacious open-plan living and dining area, designed to maximise natural light from both front and rear aspects.

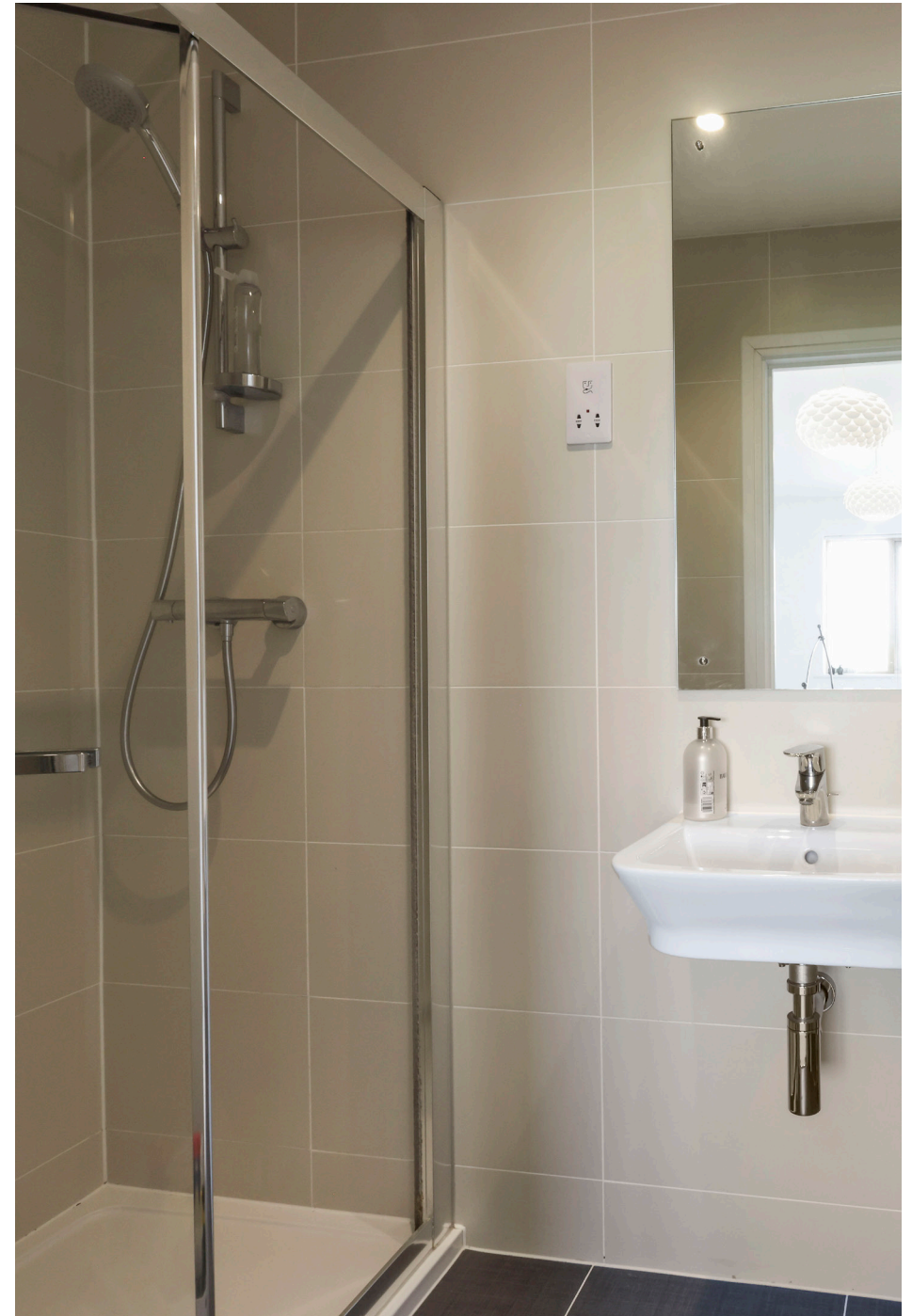
A guest bedroom or ideal study completes this floor, offering flexibility for home working or visitors.



BEDROOMS

On the second floor are three well-proportioned bedrooms and a contemporary family bathroom.

The generous principal bedroom (15'1" x 9'8") includes built-in storage and a stylish en-suite shower room.



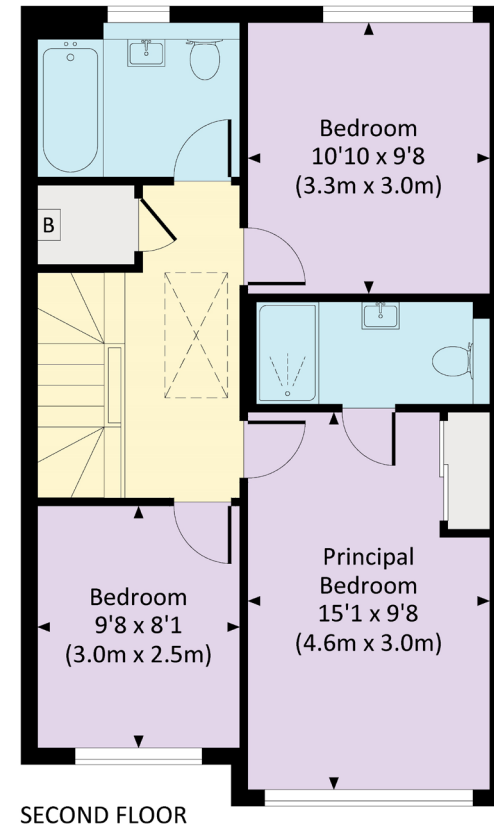
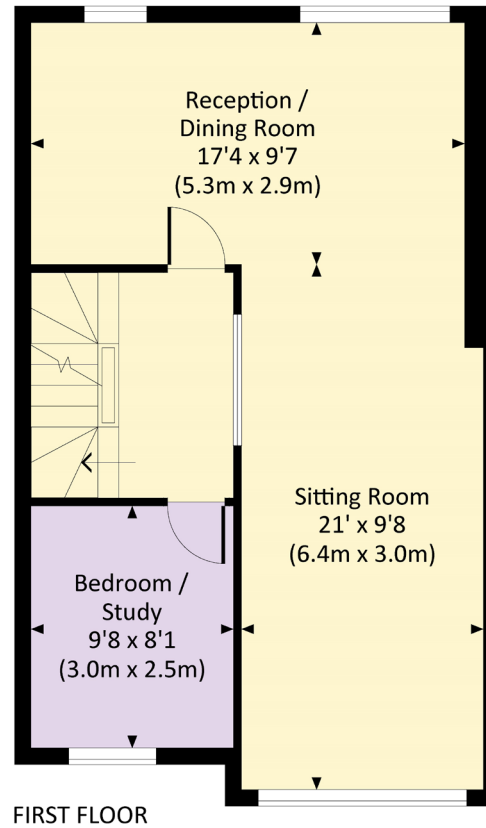
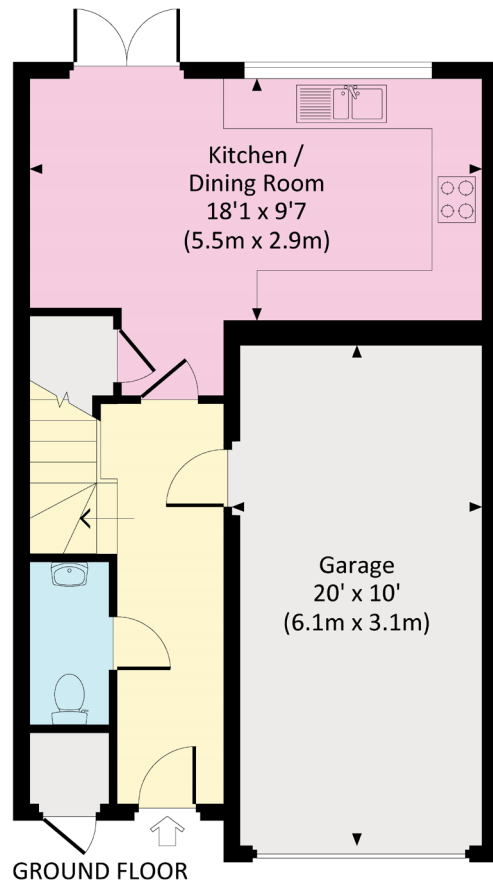




LECKHAMPTON PLACE, GL53

Approx. gross internal area 1429 Sq Ft. / 132.8 Sq M.

Approx. gross internal area 1623 Sq Ft. / 150.8 Sq M. Inc. Garage



We would be delighted
to tell you more.

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