



Lansdown Road, Cheltenham, GL50 2HT

£300,000

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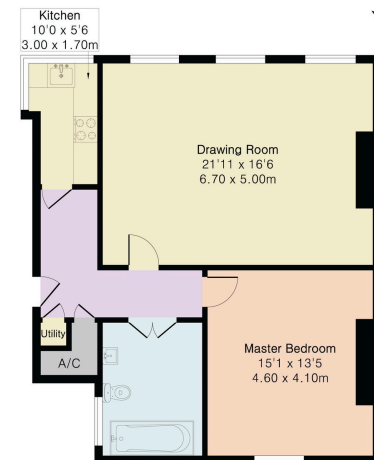


- Beautiful Grade II Listed Regency apartment
- Magnificent living room with period fireplace
- Modern fitted kitchen with separate utility cupboard
- Residents off street parking
- Walking distance to Montpellier Gardens, The Promenade and Cheltenham town centre
- Spacious double bedroom
- Impressive original Regency features including ornate cornicing, high ceilings and large windows
- Large bathroom with bath and shower
- Highly sought-after Montpellier location
- Ideal for professionals, downsizers or as a premium lock-up-and-leave





Approximate Gross Internal Area 798 sq ft - 74 sq m



PINKPLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure seen is for initial guidance only and should not be relied on as a basis of valuation.



Occupying a superb position within one of Cheltenham's most prestigious Regency terraces, this elegant one-bedroom apartment beautifully combines stunning period architecture with generous proportions and modern practicality. Boasting almost 800 sq ft of accommodation, outstanding original features and residents' parking, this is a rare opportunity to acquire a truly impressive home in the heart of Montpellier.

Energy Efficiency Rating

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



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