



Rushy Mews New Barn Close, Cheltenham, GL52

£85,000

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Call us on

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

This first floor, two-bedroom retirement flat is offered for sale in Prestbury, Cheltenham and is available exclusively to purchasers over 55. The property forms part of a managed retirement development on the edge of the village, with access to communal facilities and well-kept gardens.

The flat currently requires modernisation throughout, offering scope for a buyer to update the accommodation to their own taste. The layout includes an open-plan living/dining room with a garden view, providing a pleasant outlook and a practical space for day-to-day living. The kitchen requires updating but is conveniently positioned to serve the main living area.

There are two bedrooms: a double bedroom and a single bedroom, both with built-in wardrobes providing useful storage. The shower room also requires updating. The property has an EPC rating of C and falls within Council Tax Band A.

Residents benefit from a range of on-site amenities, including a lift to all floors, an on-site manager, communal laundry facilities with a drying area, communal gardens, emergency pull cords and use of a guest suite for visitors. The development is described as over 55's only, with management fees applicable. The property is offered with no onward chain.

Situated on the edge of Cheltenham, the flat is within approximately half a mile's walk of local shops in the village, with further amenities available in Cheltenham town centre, including a wide choice of supermarkets, cafés, restaurants and leisure facilities. Nearby green spaces and parks provide opportunities for walks and outdoor recreation.

This retirement flat for sale in Cheltenham offers an opportunity for a buyer seeking an over-55s property that requires modernisation, with the benefit of communal facilities and access to local amenities and green spaces.

- Over-55s managed retirement development
- Two bedrooms with built-in wardrobes
- First Floor
- On-site manager and emergency pull cords
- Lift access to all floors
- Guest suite for visiting friends/family

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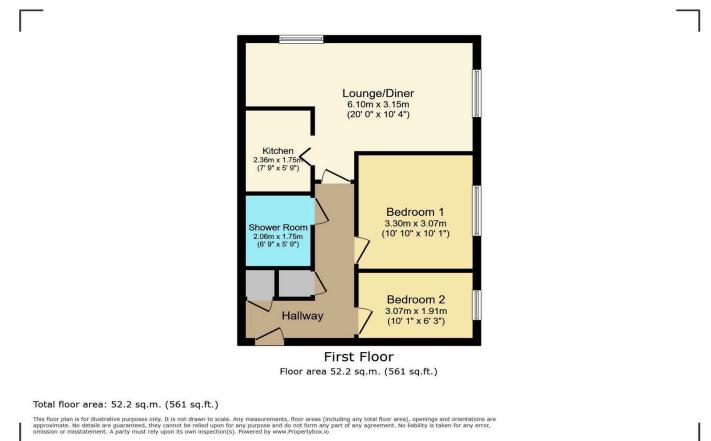
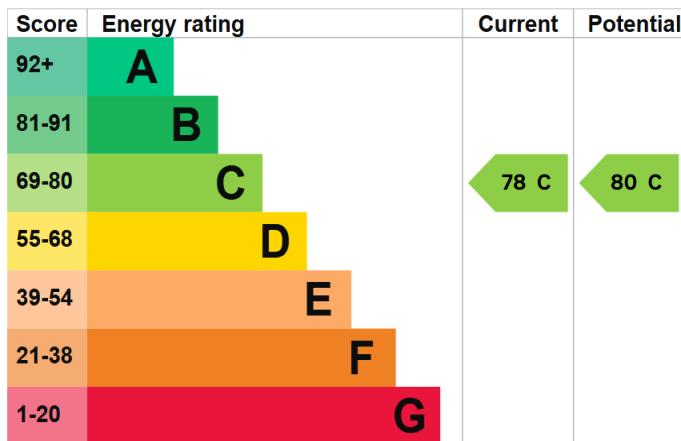


Floor Area: 561 sq. ft.

Tenure: Leasehold

Service Charge: £3457.68 per annum

Ground Rent: £0 per annum



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