Murdock & Wasley
ESTATE AGENTS



51 St. Pauls Street North

Cheltenham, GL50 4AQ

£325,000

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Murdock & Wasley Estate Agents are delighted to present this beautifully refurbished four-bedroom, two-bathroom terraced home, combining period charm with contemporary styling and quality finishes throughout. Offering spacious and versatile accommodation, the property is ideally suited to families, professional sharers and investors alike.

The ground floor comprises a welcoming entrance hallway, a bright and spacious living room, a stylish newly fitted kitchen/dining room and a modern shower room.

The converted lower ground floor provides a generous double bedroom, offering flexibility as an additional reception room or home office if required.

To the first floor are three further well-proportioned double bedrooms, complemented by a contemporary en-suite bathroom.

Further improvements include new flooring and carpets, a newly installed boiler and complete redecoration throughout. External rendering works are also scheduled for completion prior to the sale, further enhancing the property's appearance.







Entrance Hallway
Accessed via Upvc double glazed front door, radiator, power point, stairs leading to first floor landing & the basement. Upvc double glazed door to rear, doors to lounge & kitchen.

Lounge
Upvc double glazed windows to front, radiator, power points & television point.

Kitchen
Upvc double glazed windows to rear, eye & base level units with roll edge work tops. sink/drainer, electric oven with induction hob & hood, space for further appliances, cupboard housing combination boiler, radiator, partly tiled walls. Door too:

Ground Floor Bathroom
Upvc frosted double glazed windows to side, panelled bath with shower over, low level wc & pedestal wash hand basin, radiator.

Basement
Door into:

Bedroom
Upvc double glazed windows to front, radiator, power points.

First Floor Landing
Airing cupboard, access to loft via hatch, Upvc double glazed windows to front.

Bedroom
Upvc double glazed windows to rear, radiator, power points. Door too:

En-Suite Bathroom
Upvc frosted double glazed window to side, walk in shower, low level wc & pedestal wash hand basin, radiator.

Bedroom
Upvc double glazed windows to front, radiator, power points.

Bedroom
Upvc double glazed windows to front, radiator, power points.

Rear Garden
An enclosed courtyard garden.

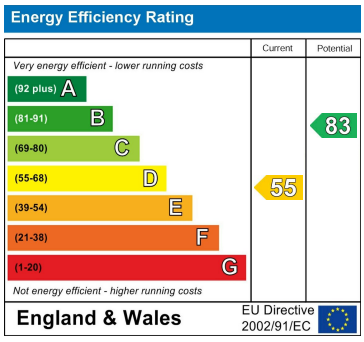
Tenure
Freehold.

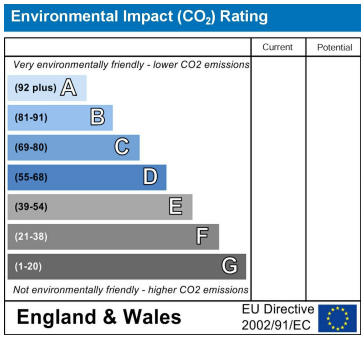
Services
Mains water, gas, electricity & drainage.

Local Authority
Cheltenham Borough Council
Council Tax Band: B

Awaiting Vendor Approval
These details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.







These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

To comply with Anti-Money Laundering regulations, a £21 per person fee will be payable on all accepted sales.

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