



32 Montpellier Spa Road, Cheltenham, GL50 1UL

Guide Price £575,000



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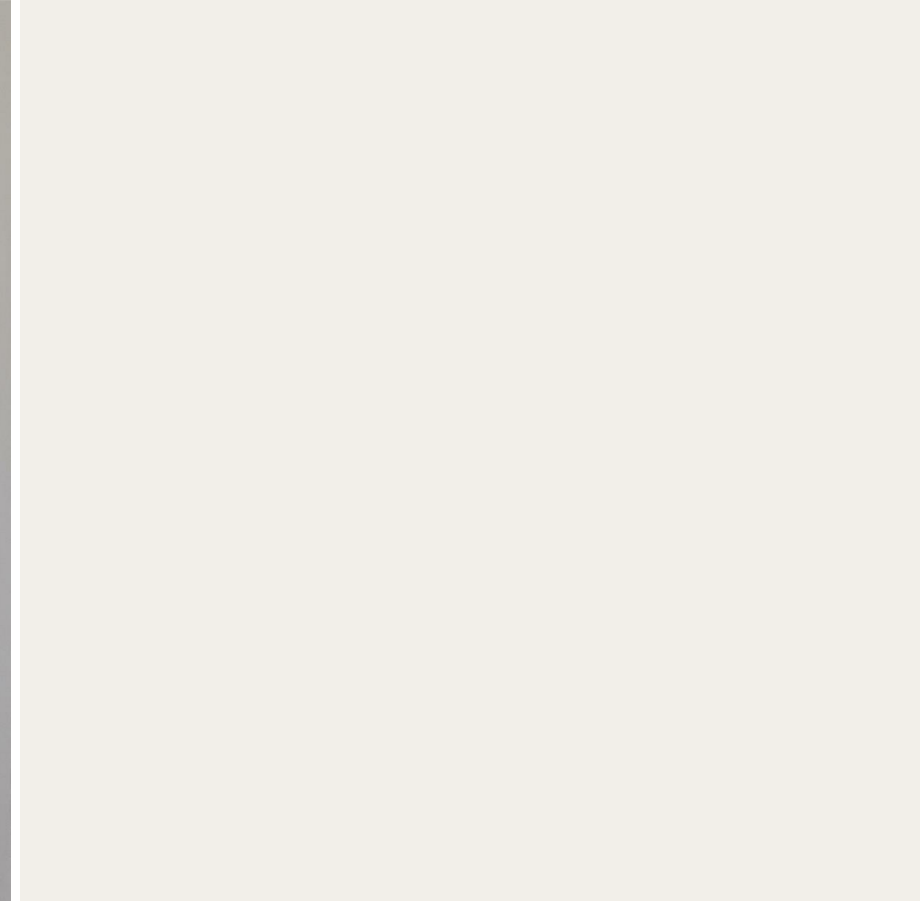
32 Montpellier Spa Road

Cheltenham, GL50 1UL

- Offered for sale with no onward chain, approximately 1,202 sq ft
- Newly fitted and extended en suite shower room to guest bedroom
- Modern family bathroom with separate shower cubicle
- Well-equipped kitchen/breakfast room with patio-style layout for entertaining
- Grade II listed split-level top-floor apartment
- Leasehold with share of freehold, 999-year lease from 1989
- Generous living/dining room with period features, feature fireplace, and views over Montpellier Gardens
- Gas-fired central heating and residents' permit parking
- Stylish accommodation in excellent decorative condition

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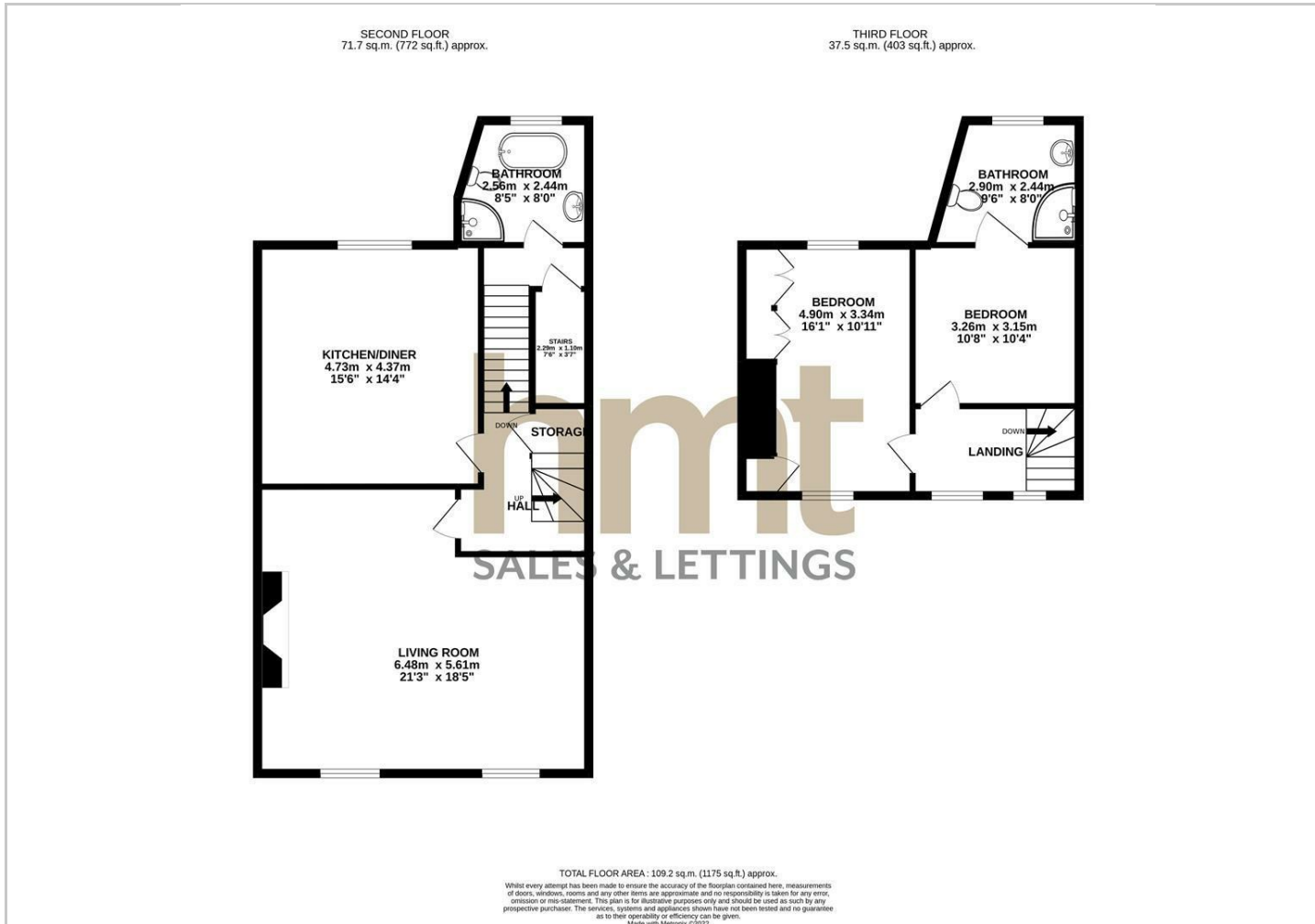


Directions





Floor Plans



Viewing

Please contact our HMT Office on 01242 521322
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions

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