



ROSS BURBIDGE



@ [ross.burbidge@exp.uk.com](mailto:ross.burbidge@exp.uk.com)

 [rossburbidge.exp.uk.com](http://rossburbidge.exp.uk.com)

 07792 512 628

# Glenfall Street, Fairview, Cheltenham, GL52

£350,000

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Please quote: RB1393. Discover this delightful two/three bedroom period home in Fairview, perfectly blending character with modern finishes and offering convenient access to Pittville Park and the Town Centre.

This elegant property welcomes you with a charming living room boasting generous proportions, flowing into a separate dining room which is ideal for both entertaining and everyday living. The stylish kitchen/breakfast room at the rear forms the heart of the home, featuring modern units and comfortable underfloor heating. This thoughtful space is perfect for cooking, dining, and socialising.

Upstairs, the principal bedroom offers a spacious and beautifully presented retreat. A second well-sized bedroom is complemented by a separate study, providing flexible additional space that could easily be adapted to a third bedroom if desired. The attractively appointed family bathroom features a freestanding bath and a separate shower cubicle.

The lovely rear garden is well-maintained and mainly laid to patio, offering a peaceful retreat during warmer months also there is a storage shed and lean to. Additional benefits include loft access and useful storage cupboards throughout the property.

Situated in a highly sought-after residential area, this home offers stylish and well-maintained period living in a prime central location with permit parking available locally. This is a wonderful opportunity to acquire a characterful home perfect for modern life.

Tenure: Freehold





TOTAL FLOOR AREA: 979 sq ft (91.0 sq m) approx.  
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- Two/Three Bedroom Home
- Lovely Rear Garden
- Gas Central Heating
- Stunning Family Bathroom
- Walking Distance To Pittville Park And The Town Centre
- Please quote: RB1393- Ross Burbidge
- Two Reception Rooms And Kitchen Breakfast Room
- Characterful
- Permit Parking Locally
- Modern Finish Throughout

