

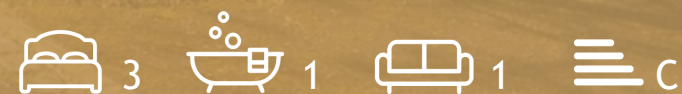


MORGAN ASSOCIATES

— ESTATE & LETTINGS AGENCY —



3, Browning Mews,
Cheltenham GL51 3NN
Asking Price £275,000



3, Browning Mews,

Cheltenham GL51 3NN

A well presented three bedroom house offering balanced accommodation, off road parking and a private garden, situated within a popular residential setting in Up Hatherley.

Full Description:

This attractive home provides well proportioned accommodation arranged over two floors. The ground floor is entered via a welcoming hallway leading into a fitted kitchen positioned at the front elevation, offering a range of units and a practical workspace. To the rear, a generous living and dining room spans the width of the property, creating an excellent reception space with direct access onto the garden, ideal for both everyday living and entertaining.

Upstairs, the property offers three bedrooms, comprising two comfortable doubles and a well sized single room, ideal for a study or nursery. The accommodation is served by a modern bathroom with a shower over the bath. The property further benefits from gas central heating throughout.

Externally, there is off road parking for two vehicles, while the enclosed rear garden offers a private outdoor space with a useful shed for storage.

Situation:

Up Hatherley is a well regarded residential area on the southern edge of Cheltenham, popular with families and professionals alike due to its balance of accessibility and community feel. The area offers a range of local amenities including shops, supermarkets, well regarded schools and green spaces, while excellent transport links provide convenient access to Cheltenham town centre, the M5 and surrounding Cotswold countryside.

Browning Mews forms part of a modern residential development within Up Hatherley, understood to have been constructed in the late 20th century as part of Cheltenham's expansion southwards. The development is characterised by practical family housing, off road parking and quiet cul de sac positioning, making it particularly appealing for owner occupiers and investors alike.

Additional Information:

Tenure: Freehold

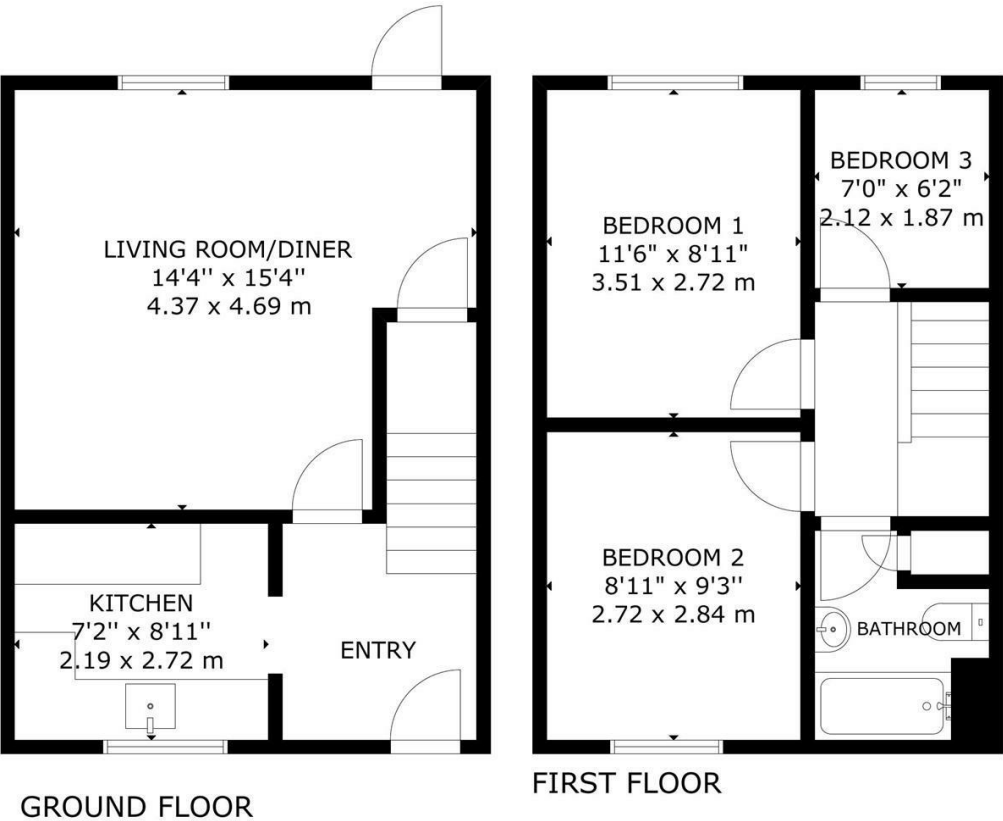
Services: Mains gas, electricity, water and drainage

Local Authority: Cheltenham Borough Council. Tel. 01242 262626

Council Tax Band: C



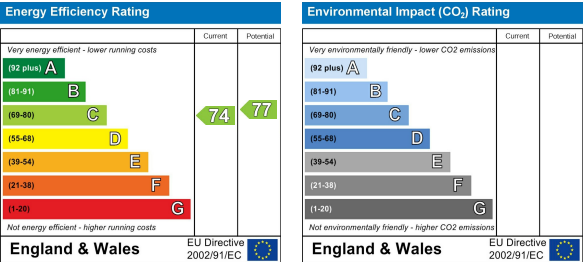
Floor Plan



GROSS INTERNAL AREA
TOTAL: 62 m²/675 sq.ft
GROUND FLOOR: 31 m²/337 sq.ft, FIRST FLOOR: 31 m²/338 sq.ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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.

Energy Efficiency Graph



Area Map



Viewing

Please contact us on 01242 514 285 if you wish to arrange a viewing appointment for this property or require further information.

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