



Elm Court, Hillcourt Road, Pittville, Cheltenham, GL52

£210,000

🛏 2 🍽 1 🚗 1



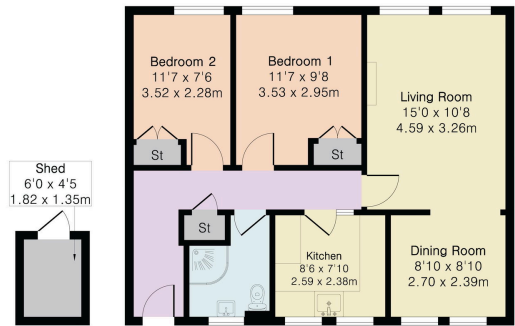
- Two bedrooms
- Bright and spacious living room
- Kitchen
- Private external storage shed
- No onward chain
- First floor apartment
- Separate dining room
- Modern shower room
- Well maintained communal grounds



Offered to the market with no onward chain, this well proportioned two bedroom first floor apartment enjoys bright and spacious accommodation throughout, set within the popular Elm Court development. Benefiting from allocated residents' parking, attractive communal gardens and a private external storage shed, the property offers an excellent opportunity for an array of buyers.



Approximate Gross Internal Area 669 sq ft - 62 sq m
(Excluding Outbuilding)
Outbuilding Area 26 sq ft - 2 sq m



Outbuilding First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure is for reference only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Elliot Oliver Sales
101 Promenade, Cheltenham GL50 1NW
01242 321091
www.eosales.co.uk

