



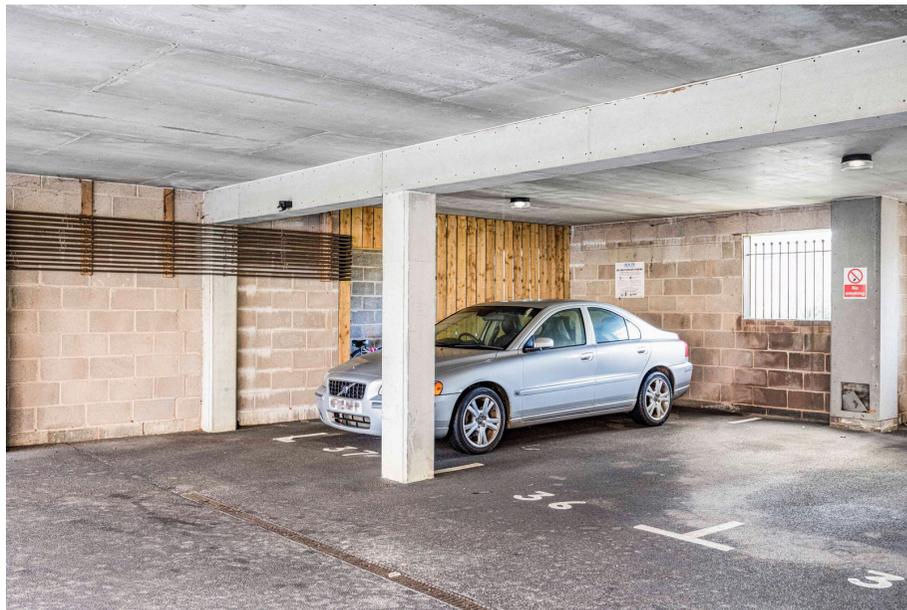
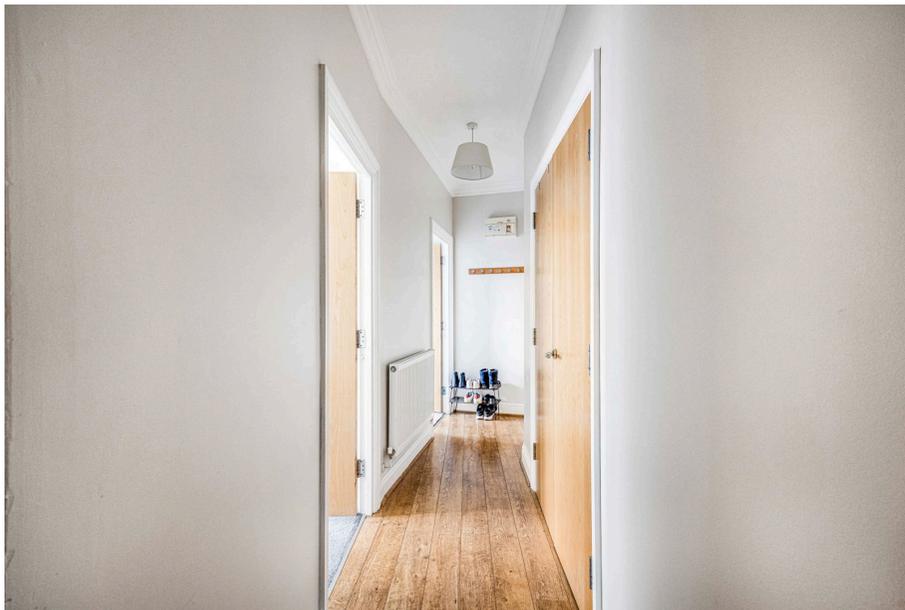
Brookbank Close, Cheltenham, GL50 3NS

£185,000

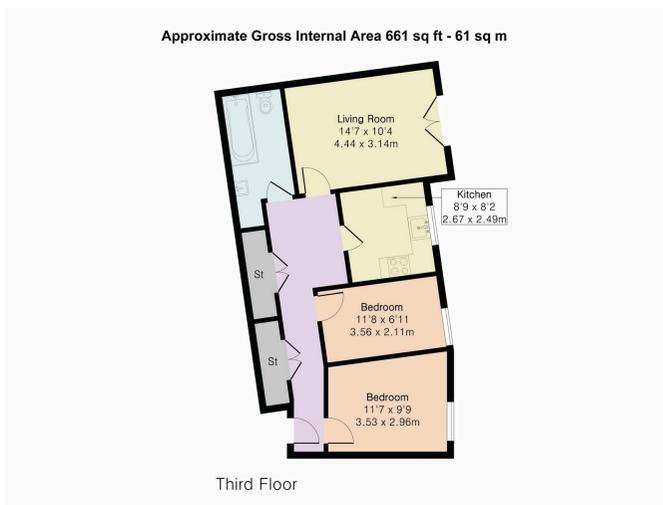
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- Two Bedroom Third Floor Apartment
- Gas Central Heating
- Modern Fitted Kitchen
- Close to Cheltenham Spa Train Station
- Brought To Market With No Onward Chain
- Allocated Underground Parking Space
- Spacious Living / Dining Room
- Well-Maintained Purpose-Built Block
- Walking Distance to Town Centre & Honeybourne Line
- Juliette Balcony



Situated within the popular Regency Court development on Brookbank Close, this well-presented two bedroom third floor apartment offers spacious accommodation, allocated underground parking and excellent access to Cheltenham town centre, Cheltenham Spa train station and the Honeybourne Line. Offered to the market end of chain, the property makes an ideal first-time buy, investment or lock-up-and-leave purchase.



PINK PLAN

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 form is for initial guidance 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			
(69-80) C		78	80
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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