



5 Church View, Church Road, Churchdown, GL3 2EQ

£525,000

CHOSEN
ESTATE AGENTS

THE PROPERTY

Beautiful Four Bedroom Home - Churchdown Village - Single Garage

Situated in a highly sought-after central village location, this attractive and spacious four-bedroom home offers versatile accommodation set across three floors, ideal for modern family living.

Upon entering, the ground floor comprises a welcoming hallway leading to a generously sized kitchen/living area, thoughtfully designed as the hub of the home with ample space for both cooking and everyday living. To the rear, a separate dining room provides an excellent space for entertaining, complemented by a useful utility room and downstairs WC.

The first floor features a bright and spacious living room, perfect for relaxing, alongside a well-proportioned master bedroom and en-suite. The second floor offers three further bedrooms with excellent proportions, as well as an additional bathroom with separate shower and bath, making this home ideal for growing families or those needing flexible work-from-home space.

Externally, the property benefits from a beautifully maintained rear garden, designed for low maintenance and outdoor enjoyment, with a combination of patio seating areas and lawn. To the front, the home enjoys an attractive setting with a driveway leading to a single garage, providing ample parking and storage.

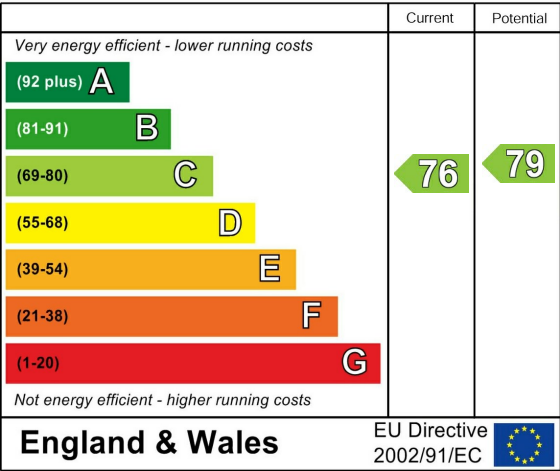
Further benefits include a charming façade, generous overall living space, EV charge point, and a prime position within easy reach of local amenities, well-regarded schools, and transport links.

- Four Bedroom Home Arranged Over Three Floors
- Beautiful Kitchen/Living Area With Separate Dining Room
- Privately Enclosed Rear Garden
- Incredibly Sought After Village Location
- Single Garage And two Off Road Parking Spaces
- Ground Floor WC, En-Suite On First Floor And Family Bathroom On Second Floor
- EPC Rating: C76
- Council Tax Band: D

Agents Note.
Freehold
EPC Rating: C76
Tewkesbury Borough Council Band: D
Mains Gas, Electric and Water are connected.

Flood Risk: Very Low

Energy Efficiency Rating







Floor 0



Floor 1



Floor 2



Approximate total area^m

1461 ft²

Reduced headroom

101 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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