



CHELTENHAM ALMSHOUSES & AID





# St. Georges Street, Town Centre, Cheltenham, GL50

£350,000

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- Terraced Period Property
- Currently Split Into Two 3 Bedroom Apartments
- Currently Rented To Students
- Town Centre Location
- Permit Parking
- Tenants In Situ
- Gas Central Heating
- Rear Courtyard Garden
- No Onward Purchase
- Current Income Approx. £28,000 a year (including bills)





This is a freehold property which is currently split into two, three bedroom apartments. Its currently rented to student but could in the future be two Airbnb propositions. The current return is approx. £28,000 per year (bills included). The house is positioned in the Cheltenham town centre and has always been a great earner for the current owner.

There is an entrance hall which takes you to the front doors of both apartments. The upper floor apartment consists of three bedrooms, a very modern kitchen/living area with ample cupboard spaces, and lastly a re-fitted bathroom. The ground floor/basement apartment also consists of three current bedrooms, a living area, a shower room, a well equipped stylish kitchen and lastly there is a courtyard garden. This house is currently all on one freehold title.



Energy performance certificate (EPC)

Organisation: <b>Elliot Oliver Sales</b> 101 Promenade Cheltenham GL50 1NW	Energy rating: <b>D</b>	Valid until: <b>27 February 2028</b> Customer: <b>2556 0943 0202 0116 6879</b>
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Property type: **Basement maisonette**  
 Total floor area: **69 square metres**

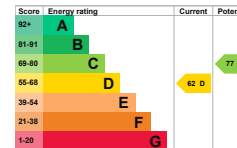
Rules on letting this property

Properties can be let if they have an energy rating from A to C.  
 You can read [guidance for landlords on the legal minimum energy efficiency requirements for rental properties](#) on the gov.uk website.

Energy rating and score

The property's energy rating is **D**. It has the potential to be **C**.

[Click here to compare this property's energy efficiency](#)



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

Breakdown of property's energy performance



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