



Summerfield Mews, Fauconberg Road, Cheltenham, GL50

£695,000

3 3 2



This well presented property offers 3 double bedrooms each with en-suites, is positioned within the highly desirable location of Montpellier and forming part of an exclusive gated development of luxury town houses.

The accommodation is both extensive and versatile arranged over three floors extending to approximately 1900 square feet. You are greeted with a welcoming entrance hallway with staircase rising to the first floor and access to the kitchen and separate dining room/ snug area.

The large kitchen comes fully equipped with numerous integrated appliances including gas hob, oven, extractor hood, dishwasher and refrigerator/freezer and has ample space to fit a table and chairs. Utility room housing the plumbing for washing machine and tumble dryer, a separate cloakroom and dining room, which can also be used as a home office/cinema room.

Located on the first floor with double doors leading into this, is a bright and airy, family room area, complete with feature fireplace and Juliette balcony. The main bedroom is also located on this floor which offers a walk in wardrobe, and is complete with an en-suite bathroom with separate shower cubicle.

Moving upwards, the second floor offers two additional double bedrooms; with bedroom three benefiting from built in wardrobes and an en-suite shower room. Whilst bedroom two has two dormer style windows, with an additional en-suite bathroom. These rooms are very adaptable for anyone requiring a separate study or living room.

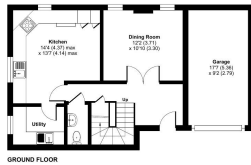
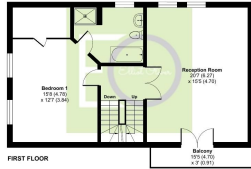
Additional benefits include a single garage, double glazed windows, gas fired boiler, and communal gardens laid to lawn, with blocked paved courtyard.

A truly impressive home in a fabulous location offering so much more than expected; one which must be viewed to be truly appreciated. This property is equally suitable for a professional couple, young family or someone looking to downsize from a larger family home.



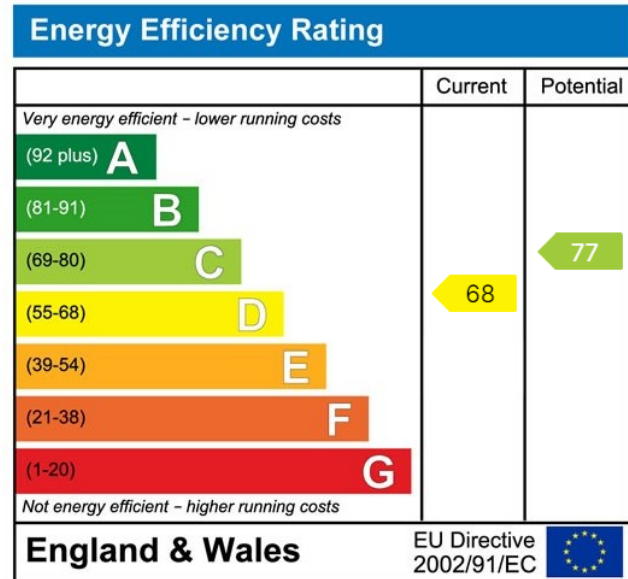
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Approximate Area = 1890 sq ft / 175.5 sq m
 Garage = 162 sq ft / 15 sq m
 Total = 2052 sq ft / 190.5 sq m
 For identification only - Not to scale



Floor plan prepared in accordance with BS8542 Property Measurement Standards incorporating International Property Measurement Standards (IPMS) (Basement) - October 2024. Prepared for Elliot Oliver Sales and Lettings Limited. REF: 1112184

- Three bedroom townhouse
- Exclusive and luxurious development with secure, electric gated entry
- Fully equipped kitchen with integrated appliances
- Large utility area
- Close to Imperial Square and the Promenade
- Beautifully tended communal area & no onward chain
- All bedrooms complete with own en-suite
- Downstairs cloakroom
- Living room with Juliet balcony



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