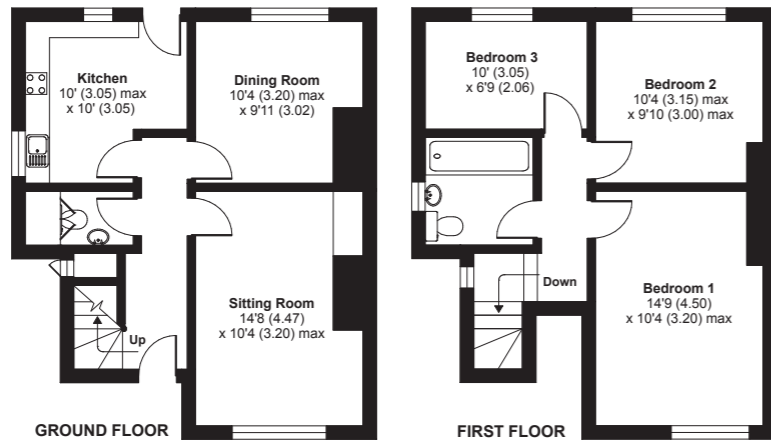


Kipling Road, Cheltenham, GL51

APPROX. GROSS INTERNAL FLOOR AREA 895 SQ. FT 83.15Q METRES (EXCLUDES STORE)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Disclaimer: These particulars should not be relied upon as fact and are not an offer or contract. The seller does not make, nor do we give any warranty. All information should be verified, no survey has been done or testing completed.

80 Kipling Road

St Marks, Cheltenham GL51 7DQ



Recently modernised semi-detached house | Spacious sitting room | No onward chain
Enclosed well maintained garden | Close to good local amenities | EPC D

£250,000

Perry Bishop
and Chambers

the agent who keeps you informed

80 Kipling Road

St Marks, Cheltenham GL51 7DQ



3 Bedrooms



1 Bathroom



2 Receptions

A recently modernised and beautifully presented three bedroom semi detached house situated close to good local amenities.

The well-decorated accommodation in brief comprises an entrance hall, cloakroom, sitting room, a replaced fitted kitchen, dining area, on the first floor there are three bedrooms and a family bathroom. Further benefits include gas central heating, double glazing, driveway providing off road parking and an enclosed mature garden.

Please note;

In accordance with the Estate Agents Act 1979 it should be noted that an employee of Perry Bishop and Chambers is selling this property.

Directions

From Gloucester Road side of the railway station, turn right into Libertus Road and continue until Brooklyn Road appears on your right turn first left into Kipling Road.

Services & Tenure

We believe the property is served by mains electricity, gas, water and drainage. The vendor informs us that the Tenure is Freehold. Confirmation has been requested – please contact us for further details. The above should be verified by your Solicitor or Surveyor.

Local Authority

Cheltenham Borough Council

Ref: 71026032/25370/RM

