Perry Bishop and Chambers

the agent who keeps you informed

5 Peel Close, Charlton Kings

Cheltenham, GL53 8QH

Extended family home | Four bedrooms | Master bedroom with en-suite facilities
Balcarras School catchment | Large private rear garden | EPC D

£470,000

5 Peel Close, Charlton Kings
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4 Bedrooms | 2 Bathrooms | 2 Receptions

This is a spacious four bedroom semi-detached home, exceedingly well located in ever-popular Charlton Kings and close to Balcarras School. This well presented family home has been extended and provides entrance hall, reception room, study, large dining room, kitchen, utility room and bedroom with four piece en-suite bathroom on the ground floor with the first floor providing three bedrooms and family bathroom. There is a large garden to the rear ample driveway parking and single garage.

Amenities

Charlton Kings is known to date back to the Iron Age, following the discovery of a villa in 1980. Much of the ancient beauty has been retained with Charlton common and the surrounding Leckhampton Hill with it's Cotswold trails. Modernity has developed sought after junior and secondary schools, both state and independent. With a population of around 10,000 there are several well established shopping areas, pubs and four churches. There are community activities, local football teams and a golf club. An ideal location just a few miles from Cheltenham town centre, but on the fringes before rural areas and good access for Oxford, Cirencester and London.

Directions

From Cheltenham town centre move along London Road and bear left at the fork with Cirencester Road. Continue straight through the next traffic lights at Sixways, then take the second right turn into Hearne Road, continue to the end and turn right onto East End Road, Peel Close is the second right turn.

Services & Tenure

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

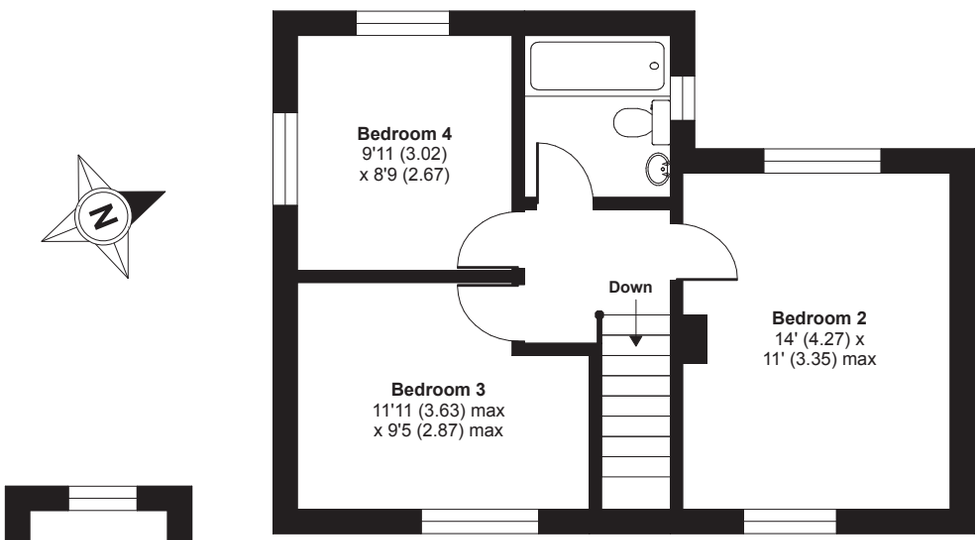
Local Authority

Cheltenham Borough Council

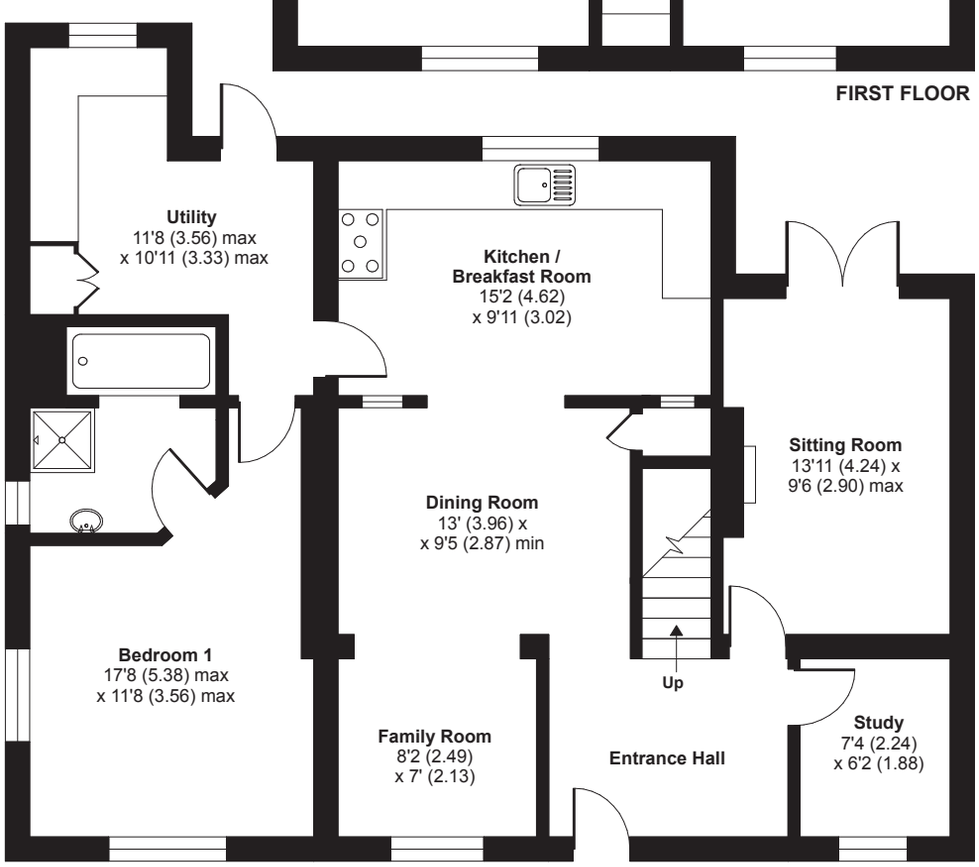
Ref: 71020142/26108/AS

Peel Close, Charlton Kings, Cheltenham, GL53

APPROX. GROSS INTERNAL FLOOR AREA 1505 SQ FT 139.8 SQ METRES



FIRST FLOOR



GROUND FLOOR

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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