



20 Victoria Place, Cheltenham, Gloucestershire, GL52 2ES

A VERY SMART AND WELL PRESENTED TOWNHOUSE A SHORT WALK FROM THE TOWN CENTRE AND WITHIN EASY REACH OF PITTVILLE PARK.

ACCOMMODATION:

20 Victoria Place is a well presented town house which is located a short distance of the town centre. The property is set back from the street with a wrought iron gate and stone chip path leading to the entrance. The sitting room has a feature fireplace with inset living coal effect gas fire, hardwood floor and storage. Beyond the sitting room is the kitchen/dining room which has an array of fitted wall and base units and integrated appliances. Double doors lead onto the garden which has paved terrace, artificial grass and gated rear pedestrian access. The garden is fully enclosed and private and is c.15' x 20'.

On the first floor are two bedrooms and bathroom. Fairview has an extensive array of amenities all within a few minutes walk of Victoria Place.

PARKING:

Residents permit parking Zone 5

ADDITIONAL:

Gas central heating

Unfurnished

INCLUDED:

Washer dryer, hob, oven and fridge freezer

TERM

12 months minimum term. No pets. No smokers.

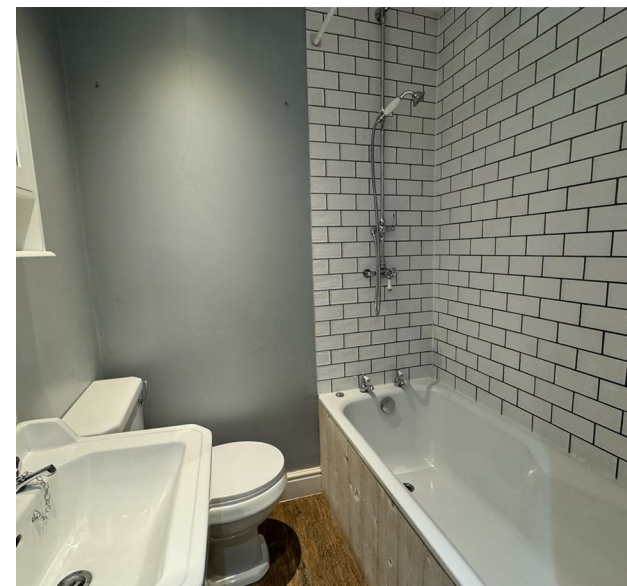
VIEWING AND SHOWING TIMES:

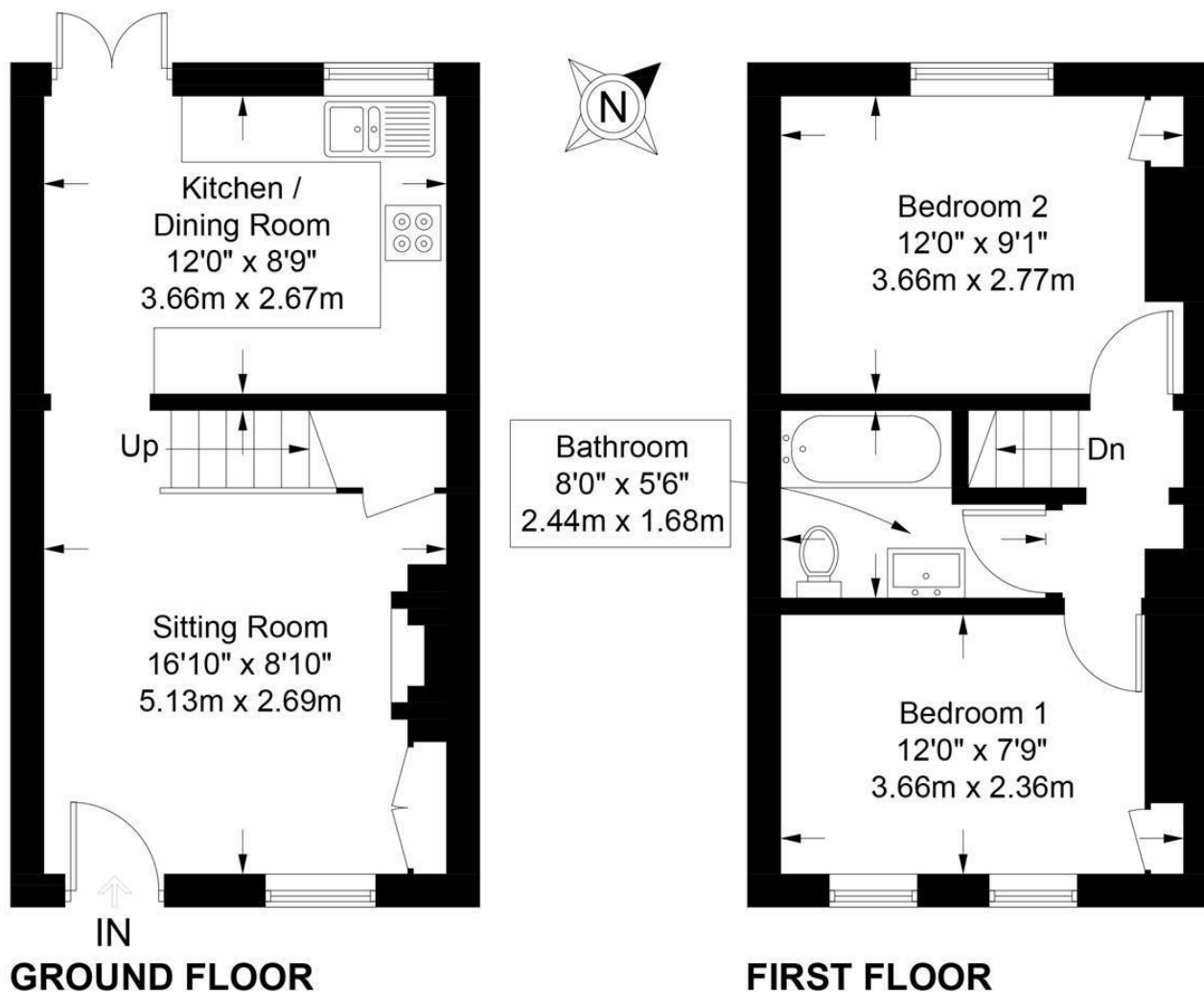
Read Maurice show our rental property during weekdays only. No application may be made without a physical viewing of the property. For certain properties block viewings will be offered and you are advised to attend at the earliest opportunity if this property is of interest to you.

GENERAL:

Mains services are believed to be connected.







Approximate Gross Internal Area = 557 sq ft / 51.8 sq m

Illustration for identification purposes only, measurements are approximate and are not to scale.

Please check all details before making any decisions reliant upon them.

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EPC: Band D

Rating: 55

Council Tax: B

Area: 557.00 sq ft

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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. PRN: 18415757 - Date of printing 4th November 2024

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