



Prestbury

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ESTATE AGENTS

Prestbury

Flora Close, Cheltenham, GL52 3HY

£585,000 Freehold

A beautifully presented 4 bedroom town house with a lovely south facing landscaped garden and views towards Cleeve Hill.

Reception Hall • first floor living room • dining room • kitchen/breakfast room • cloakroom • 4 good size bedrooms • 3 bath/shower rooms • garage & driveway • EV charger • south facing garden • gas central heating & double glazing

Description

A very well presented 3 storey town house overlooking The Green on this sought after development, close to Prestbury and the town centre. The flexible living space includes a reception hall, ground floor cloakroom, dining room with box bay window, and a lovely kitchen/breakfast room with a range of integrated appliances and double doors opening out to the rear garden. Upstairs, there are 4 generous bedrooms (the master bedroom with fitted wardrobes) and 3 bath/shower rooms (2 en suite). Outside is a driveway, good size single garage, and a landscaped south facing garden. The property further benefits from gas central heating, double glazing, EV charger, and an NHBC Guarantee (expiring in 2027).

Further Information:

Local Authority Cheltenham Borough Council. **Tax Band** E. **Electricity** Mains. **Water** Mains. **Sewerage** Mains. **Heating** Gas Central Heating. **Broadband** FTTP connected to the property. Purchasers should carry out their own investigations regarding the suitability of these services. **Agents Note** There is a Service Charge which is currently £270 per year.



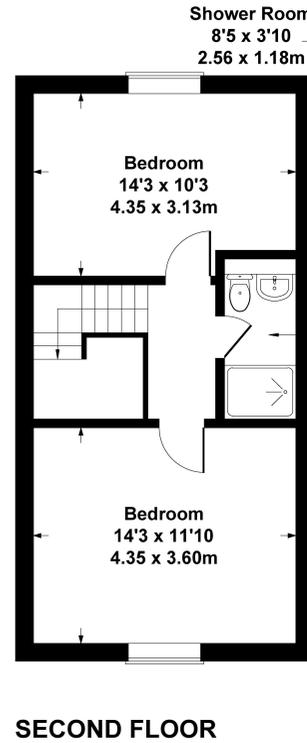
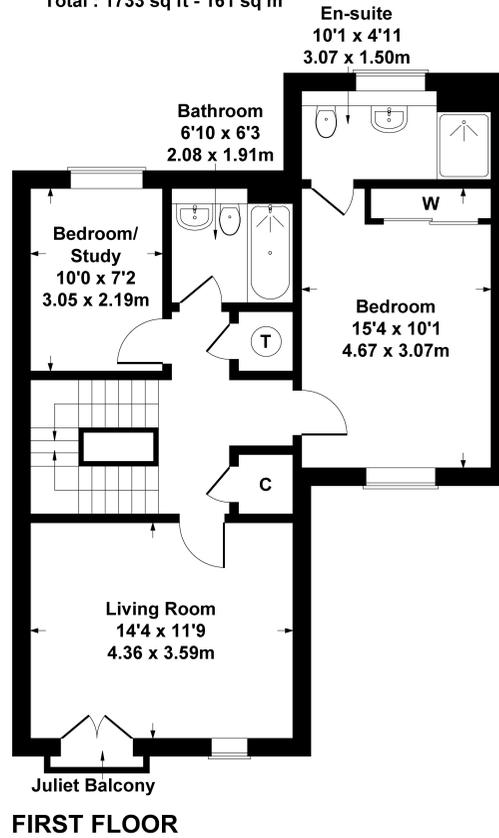
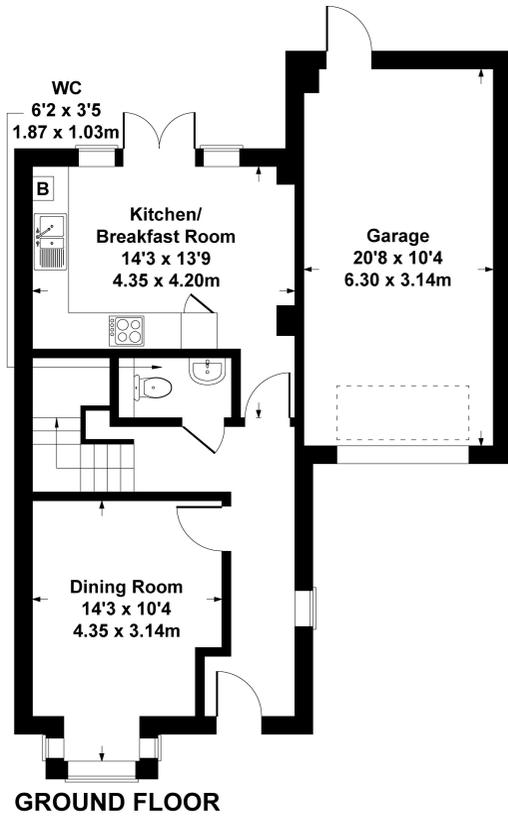


Situation

Just a short walk from the centre of Prestbury village which offers a range of amenities including a chemist, a grocery store, and excellent pubs. Also nearby is Cleeve Hill with breathtaking views, and the world famous Prestbury Park Racecourse. Cheltenham is approx. 1 mile away, a vibrant Regency town, renowned for its elegant architecture. The town also hosts a celebrated programme of music, jazz, science, and literature festivals throughout the year.

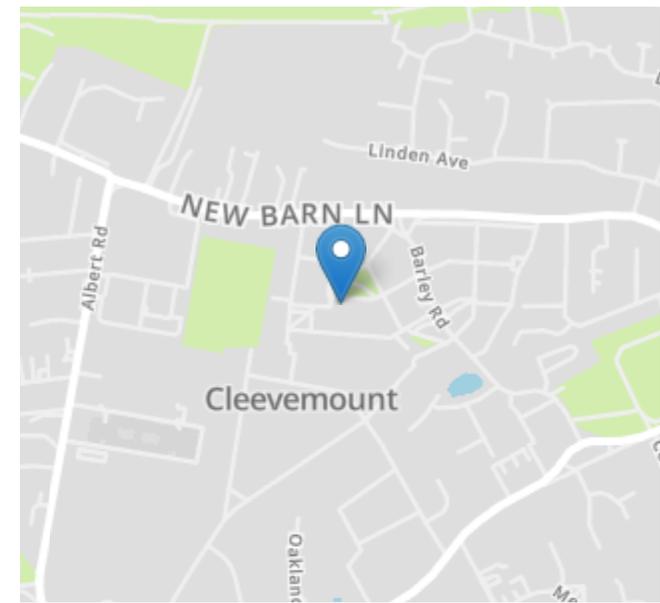
16 Flora Close

Approximate Gross Internal Area
 House : 1518 sq ft - 141 sq m
 Garage : 215 sq ft - 20 sq m
 Total : 1733 sq ft - 161 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY
 All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2026



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		94
(81-91) B	86	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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