



Mitton

01684 293246



2 Stanton Road, Mitton, Tewkesbury, GL20 8AF

This is a great opportunity to own a traditional home on this very popular residential development within walking distance of the town centre.

A welcoming hall greets visitors and leads to all ground floor rooms. To the left there is a lounge which has the benefit of a multi fuel burner.

At the rear of the house is a modern kitchen which opens up into the conservatory to create excellent dining space. The kitchen is fitted with a range of wall and base units with an integrated gas hob, electric oven and extractor.

The conservatory has double doors opening into the garden creating the perfect entertaining space.

Completing the accommodation on the ground floor is the family bathroom which is fitted with a panel bath, pedestal wash basin and low level wc.

On the first floor there are two double bedrooms. Some similarly designed properties have added a jack & jill style ensuite on the first floor.



The property has the advantage of upvc double glazed windows and gas central heating.

Mitton is a sought after area of the town being within walking distance of the town centre and its wealth of facilities; and benefitting within the immediate vicinity of convenience shops, primary school, local regular bus service; with cycle path and walkways to the local comprehensive school.

Tewkesbury itself is centrally situated between Cheltenham, Worcester, Gloucester and Evesham it is an excellent commuting base, with Birmingham and other major cities made easy with the motorway and rail networks readily accessible

Centrally situated between Cheltenham (10 miles), Worcester (18 miles), Gloucester (11 miles) M5 J9 (1.5 miles) Ashchurch Station (2 miles) it is an excellent commuting base.

Ground Floor

Lounge 14'x10'4"
 Kitchen 11'4"x8'8"
 Conservatory 10'x9'9"
 Bathroom 5'1"x4'10"

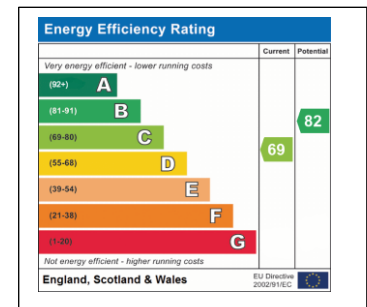
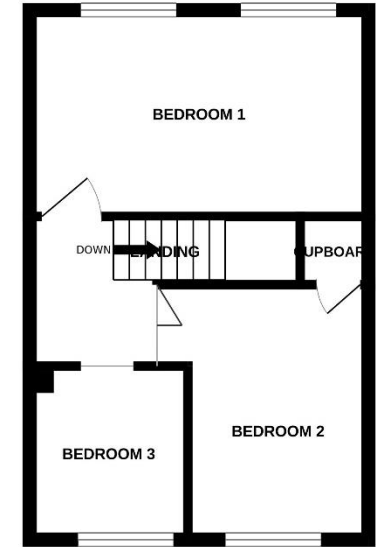
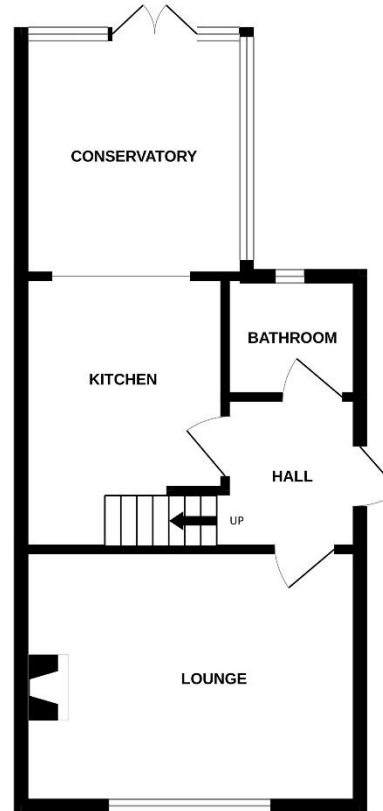
First Floor

Bedroom 1 14'1"x8'6"
 Bedroom 2 currently partitioned to create two sleeping areas:
 10'7"(max)x7'7"
 7'5"x6'

Outside

Carport
 Driveway parking

Tewkesbury Borough Council Tax Band B



This floorplan is provided for guidance only as an approximate layout of the property and should not be relied upon as a statement of fact.



Guide Price £250,000 Freehold

Viewing strictly by arrangement with Engall Castle Ltd
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