



Walton Cardiff

01684 293246



6 Cherry Gardens, Walton Cardiff, Tewkesbury, GL20 7DX

This is a beautifully presented and updated modern town house, offered with no onward sale chain and ready to move straight into.

Offering space and extras which include 2 garages and additional parking, gated side access to the garden and light and bright accommodation it is one certainly to view.

Briefly the accommodation comprises on the ground floor of an open plan kitchen/dining/living room with patio doors leading out to the garden.

The kitchen is modern and fitted with a range of wall and base units which include an integrated double electric oven; gas hob, extractor, fridge, freezer, dishwasher and washing machine.

Completing the accommodation on this floor is a guest wc.

On the first floor there is a spacious lounge and the second double bedroom benefitting from fitted wardrobes.

On the second floor there are two further double bedrooms with the main bedroom benefitting from an ensuite shower room and fitted wardrobes.



Outside the rear garden is laid predominantly to lawn with patio area and gated side access to the front drive. It backs onto a natural hedgerow alongside a pedestrian walk way giving a lovely open and private feel to the garden.

This has the added advantage of owning two garages adjacent to the house and benefitting from the additional side by side parking offered in front on the block paved driveway. The area of block paved driveway is maintained by First Port Management Company for which there is a payment of £286.52 per annum is payable.

The property has the benefit of gas central heating, upvc double glazed windows and doors and currently BT Full Fibre.

Walton Cardiff is a popular residential area of the town benefitting from convenience shps, community centre, primary school, sports and recreational grounds and regular bus links, cycle paths and walking routes to the town centre.

Tewkesbury is an excellent commuter base with the motorway and rail networks close by. It enjoys a wide range of sport, culture, education and health facilities and is a popular tourist centre.

Ground Floor

Open plan living room

Kitchen 15'x8'5"
Dining/sitting room 10'11"x14'11"
Wc

First Floor

Lounge 14'11"x13'2"
Bedroom 2 10'2"x8'10"

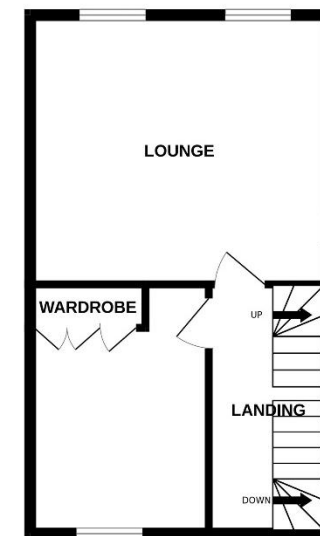
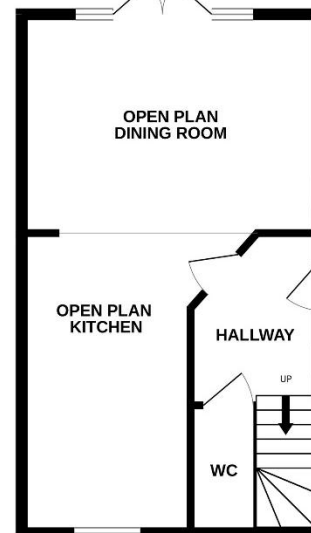
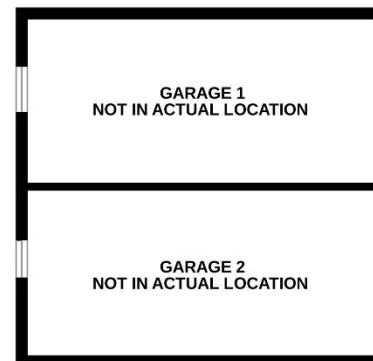
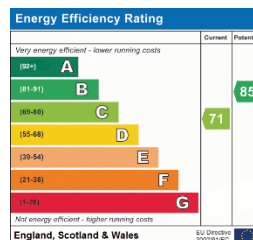
Second Floor

Bedroom 1 10'9"x9'2"
Ensuite 5'7"x5'4"
Bedroom 3 9'7"x8'10"

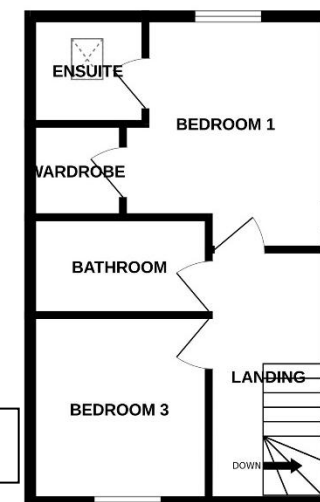
Outside

2 single garages each 18'1"x8'8"

Tewkesbury Borough Council Tax Band C



2ND FLOOR



Guide Price £335,000 Freehold

Viewing strictly by arrangement with Engall Castle Ltd
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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.

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