



**Town Centre**

**01684 293246**



## Apartment 5, Abbey Mill, Mill Street, Tewkesbury, GL20 5SB

Stylish, characterful and spacious this loft apartment within one of Tewkesbury's most iconic buildings retains many of the original mill features having been carefully and cleverly converted into 6 stunning apartments.

The large, airy open plan living space has dual aspect windows with beautiful views overlooking the Ham and the River Avon to the Malvern Hills in the distance, with the added advantage of velux windows on the third aspect making it beautifully light.

Off the lounge is the dining area which leads through an archway into the triple aspect kitchen. The kitchen is fitted with a range of modern contemporary white wall and base units with integrated electric hob with extractor over, double oven, dishwasher and washing machine, and wherever you stand in this beautifully light kitchen you have a glorious view.

Off the hallway to the right are 3 double bedrooms with the advantage of characterful timber beam walls. The main bedroom has the benefit of a walk in wardrobe and ensuite bathroom with shower over the bath.



The main bathroom also has a contemporary white suite with shower over the bath, low level wc and pedestal wash basin.

The apartment has an audio entry system and is approached via a modern stylish stairwell with glazed paneling and movement sensor lighting.

Located at the head of one of Tewkesbury's most attractive roads, Mill Street is adjacent to Victoria Gardens, and opposite Tewkesbury Abbey.

Tewkesbury is a historic Tudor town with a wealth of leisure, health, and education facilities including medical centres, The Roses theatre, swimming pool and sports centre all within easy reach of Abbey Mill.

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.

Tewkesbury itself is located on J9 of M5 making it a perfect central commuting base.

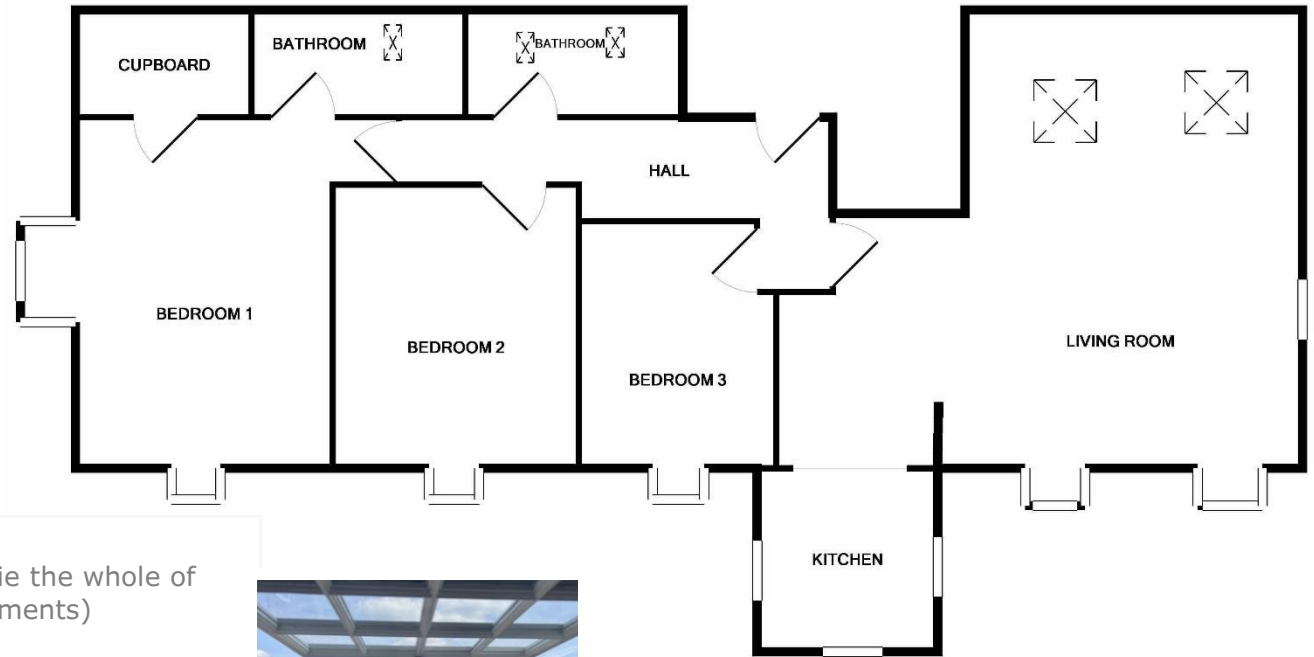
## Top Floor

Open plan living room 28'8" x 20'10"  
Kitchen 9'8" x 9'6"

Bedroom 1 14'11" x 9'2"  
Ensuite  
Bedroom 2 12'11" x 9'6"  
Bedroom 3 12'11" x 9'4"  
Bathroom

## Ground floor

Communal parking area on first  
come first serve basis; bike store; bin store.



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.

The apartment is a % Share of Freehold property (ie the whole of the property is shared equally between the 6 apartments)

They have a 999 year lease which commenced in 2005

Each apartment contributes £250 per month towards the building insurance, fire alarm, minor maintenance, and communal areas heating, lighting and upkeep

**Tewkesbury Borough Council Tax Band C**



**Guide Price £325,000 % Share of Freehold**

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