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41a Church Road, Bishops Cleeve, Cheltenham, GL52 8LP

8, Sunstone Mews
Bishops Cleeve GL52 7ZU

£279,995



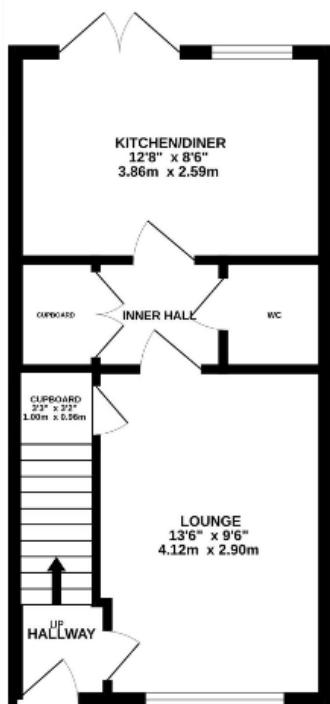
FOR SALE

Set in a small cul-de-sac in an attractive location on the outskirts of the village is this modern two bedroom semi-detached house. The property is near to an open green and features spacious well planned living accommodation comprising entrance hall, cloakroom, lounge and kitchen/dining room with integrated appliances. On the first floor there is a modern bathroom suite and two double bedrooms. To the exterior is a driveway for two vehicles and an attractive enclosed west facing rear garden being laid to Astro turf with a substantial patio area and garden shed. ** NO CHAIN - PROMPT VIEWING IS RECOMMENDED OF THIS REALISTICALLY PRICED PROPERTY **

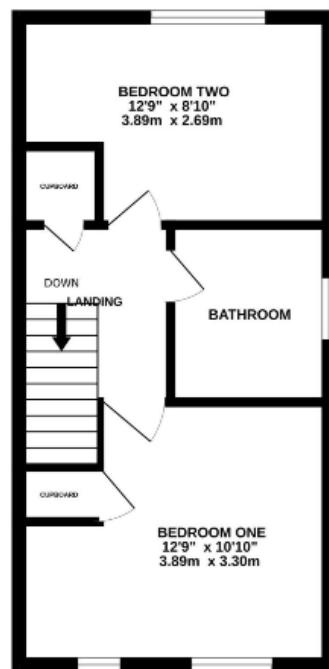
Location: Bishops Cleeve, a popular village with both families and professionals alike. The centre has become a hive for activity over recent years making it extremely easy for day to day living, with two large supermarkets, boutique shops, excellent eateries and a lively café scene in addition to doctor's surgeries and dentist. A church, active village hall, an excellent local secondary and three primary schools have further secured its status as one of the more sought-after locations. Whilst beautiful walking and riding countryside surrounds the village, including Cleeve Hill, Cheltenham is only four miles away. A fashionable town with excellent leisure, shopping and cultural offerings including the many festivals it hosts. For the commuter transport links are strong with regular bus routes and easy access to the M5 Tewkesbury and M4 corridor via the A40/A419.



GROUND FLOOR



1ST FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	86	87
(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	