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

7, Citrine Place
Bishops Cleeve GL52 7ZQ

£285,000



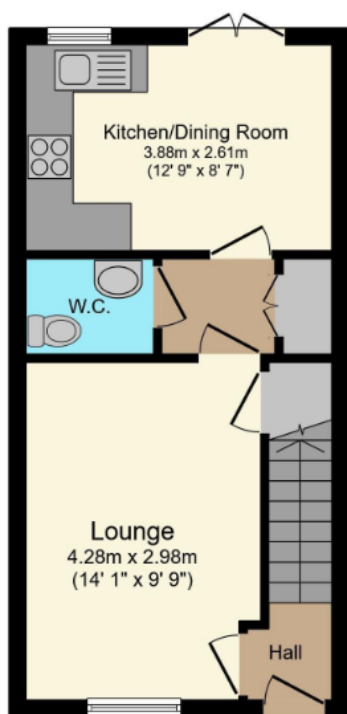
FOR SALE

We are delighted to offer for sale this spacious recently built two bedroom semi-detached house. The property is situated in an attractive location at the end of a quiet cul-de-sac facing onto a large open green. The well planned living accommodation features entrance hall, cloakroom, lounge with lovely views to green and kitchen/dining room with integrated appliances. On the first floor there are two double bedrooms and a modern bathroom suite. To the exterior there is an enclosed rear garden with patio area and a driveway for two vehicles. ** NO ONWARD CHAIN **

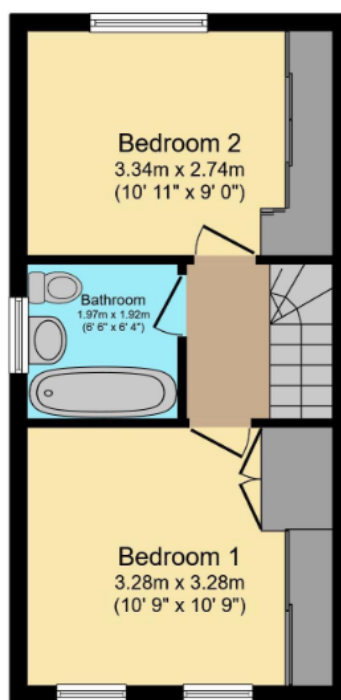
Location: Bishops Cleeve, a popular village with both families and professionals alike. The centre has become a hive for activity over recent years making it extremely easy for day to day living, with two large supermarkets, boutique shops, excellent eateries and a lively café scene in addition to doctor's 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



First Floor

Total floor area 64.4 sq.m. (693 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Purplebricks. Powered by www.focalagent.com

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A	93	94
(81-91) B		
(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		