



All Saints Road



Nick

GRIFFITHS

ESTATE AGENTS

All Saints Road

Cheltenham, GL52 2HQ

£850,000 Freehold

A beautifully presented 5 bedroom, semi detached, house with driveway and garden, just a short walk from Pittville Park and the town centre.

Reception Hall • living room • kitchen/dining room • family room • utility room • cloakroom • 5 double bedrooms • 3 bath/shower rooms • driveway • enclosed garden • gas central heating & double glazing

Description

An impressive 5 bedroom property which has recently been upgraded and remodelled, creating a good size family home in this sought after location. The very well presented accommodation includes a reception hall, living room with feature wood burner, family room with door to the garden, kitchen/dining room, separate utility room, and a downstairs cloakroom. On the first floor, there are 3 generous bedrooms, a family bathroom, and a home office area with staircase leading to the second floor. The master bedroom has a dressing area and en suite shower room. The loft space has been converted to create a further 2 double bedrooms and a luxury en suite shower room. Outside, there is off-road parking for 1 or 2 cars, a storage area, and an enclosed low maintenance garden.

Further Information:

Local Authority Cheltenham Borough Council. **Tax Band** D. **Electricity** Mains. **Water** Mains. **Sewerage** Mains. **Heating** Gas Central Heating. **Broadband** Not connected to the property. Purchasers should carry out their own investigations regarding the suitability of these services.



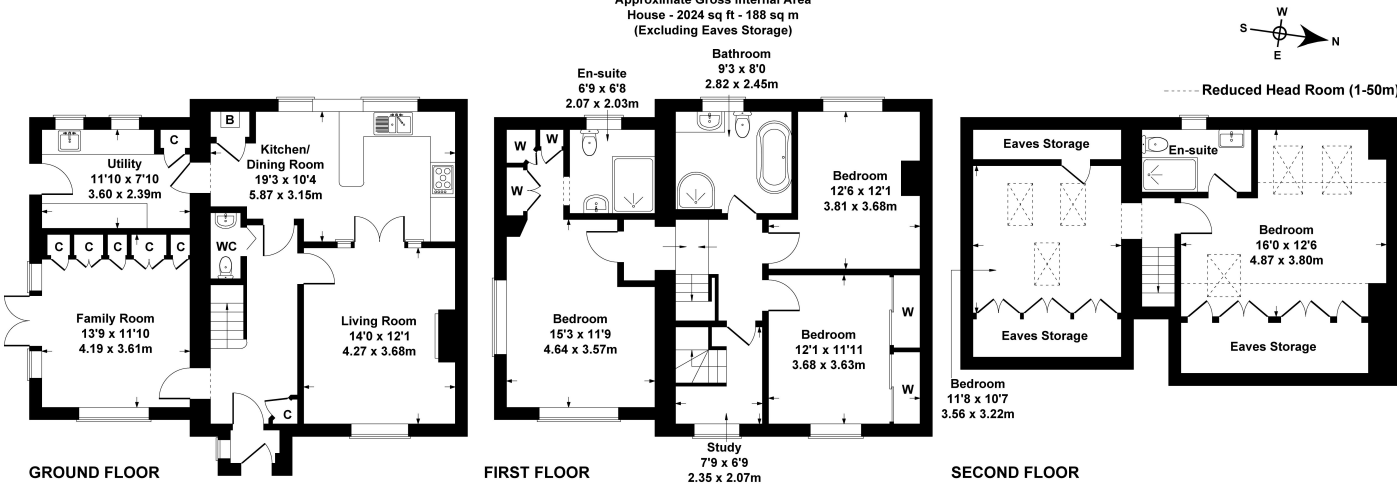


Situation

Situated in a premier tree lined road close to the town centre, Pittville Park, the pump rooms, the Racecourse, and only an eight minute walk to John Lewis. Cheltenham is a vibrant Regency town, best known for its beautiful architecture, excellent shopping, and horse racing at Prestbury Park Racecourse. Cheltenham also plays host to the music, jazz, science, and literature festivals currently held in Imperial Gardens.

90 All Saints Road

Approximate Gross Internal Area
House - 2024 sq ft - 188 sq m
(Excluding Eaves Storage)



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY
All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2025

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		81
(69-80) C	70	
(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	

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