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

40, Glebe Farm Court
Up Hatherley GL51 3EB

£200,000



FOR SALE

Set in a highly desirable retirement development, is this spacious well presented two bedroom ground floor apartment. The accommodation features, large lounge/diner, modern fitted kitchen, shower room and two good size bedrooms. The property has direct access to a patio area and attractive enclosed gardens. * NO ONWARD CHAIN *

There are excellent communal facilities with on-site lounge where many social activities are held, including whist and scrabble sessions. A local manager ensures the buildings and grounds maintenance and repairs are taken care of, while assisting with access to further help and support if required. The estate is handy for the library, while a supermarket, pub, café and pharmacy are also nearby.

Communal entrance hall with security intercom system, apartment 40: entrance hall with doors to cloaks/airing cupboard, lounge/dining room and bedrooms one and two. Lounge/dining room: window to side aspect and French doors to patio and attractive communal gardens, feature Adams style fireplace with electric fire, modern electric radiator and door to kitchen. Kitchen: window to front aspect fitted with a matching range of eye and base level storage units with built-in fan assisted oven, ceramic hob and extractor hood, space and plumbing for washing machine and appliance space. Shower room: modern white suite comprising built-in shower, vanity unit and WC, built-in storage cupboard and wall mounted towel radiator. Bedroom one: window to side aspect, built-in triple wardrobe and dressing table and drawer unit and modern electric radiator. Bedroom two: window to side aspect, built in wardrobe and cupboard unit and modern electric radiator.

Exterior: The property benefits from attractive communal gardens that are well stock with various trees and flower and shrub borders, further benefits include alarm pull cords in all rooms of the apartment and off road parking.







Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		73
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	