



The Villa Aster, Undercliffe Terrace
Cheltenham **GL53**



The Villa Aster, Cheltenham, GL53

Sitting at the foot of Leckhampton Hill with flexible and well-proportioned accommodation. Built to a high specification with 4 bedrooms, two reception rooms and three bathrooms. Finished with a spacious garage and driveway with landscaped gardens.

Montpellier 2 miles, M5 (J11A) 6 miles, Cirencester 13 miles, Swindon train station 28 miles, Oxford 41 miles (distances approx.)

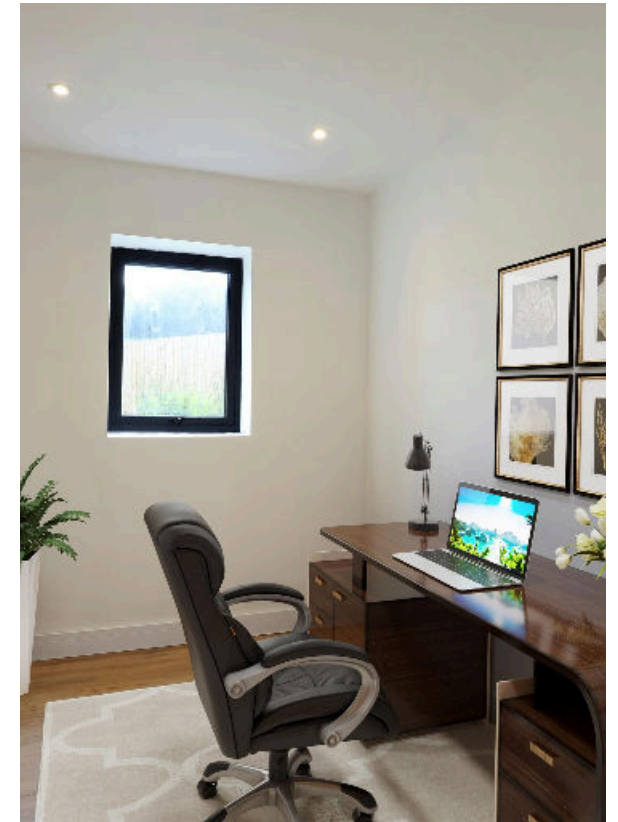


Guide price: £1,150,000





A fantastic position with views.





The Property

The Villa Aster is a newly built home finished to a high standard at the foot of Leckhampton Hill. The property enjoys views over Leckhampton and beyond with excellent access to world renowned Schooling and the Bath Road.

The house features a flexible and well-proportioned layout to include a welcoming entrance hall with store cupboard and cloakroom, sitting room with bi-folding doors, a separate study, kitchen/family room and a utility room. The kitchen is fitted with built in appliances with a substantial island for additional storage. The ground floor is completed with a single garage with internal access.

Upstairs, there are three bedrooms to the first floor, all of which are en suite. The principal bedroom has fabulous views to the rear garden and beyond over Leckhampton. A family bathroom completes the floor which serves an additional fourth bedroom on the second floor which again has some of the best views from the top of the house.

Outside, there is a landscaped garden with a lovely terrace off the kitchen, a large area of level lawn and an additional side garden with a stream that runs through it off Leckhampton Hill. The garden is mostly laid to lawn with a mixture of mature plants and shrubs.

Agents Note: Please be aware the photographs are real shots of the interior but with added staging to demonstrate the rooms with furniture in them.



Location

Situated to the south east of Cheltenham enjoying superb views, Leckhampton Hill is conveniently located within 2 miles of the town centre and just a short drive from the popular and cosmopolitan Bath Road which has an excellent selection of boutique style shops, coffee shops and other conveniences. Also close by are Leckhampton Primary school and Richard Pates school, both of which have an excellent reputation. The new Leckhampton High School is also opening its doors to new students in the catchment area.



UNDERCLIFF TERRACE, GL53

Approx. gross internal area
2350 Sq Ft. / 218.3 Sq M.



Knight Frank

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I would be delighted to tell you more

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All measurements are approximate and for guidance and illustrative purposes only.
Photography and Floor Plans by www.thedowlingco.com - +44 7793 974 209



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated 11/2022. Photographs and videos dated 11/2022.

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