



Cudnall Street, Charlton Kings, Cheltenham



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A lovely six bedroom family home, set in an elevated generous plot in the sought-after location of Charlton Kings.

Cheltenham town centre 2.2 miles | Cheltenham Train Station 3.5 miles

Bristol 45 miles | Birmingham 52 miles | London 94 miles

(All distances are approximate).



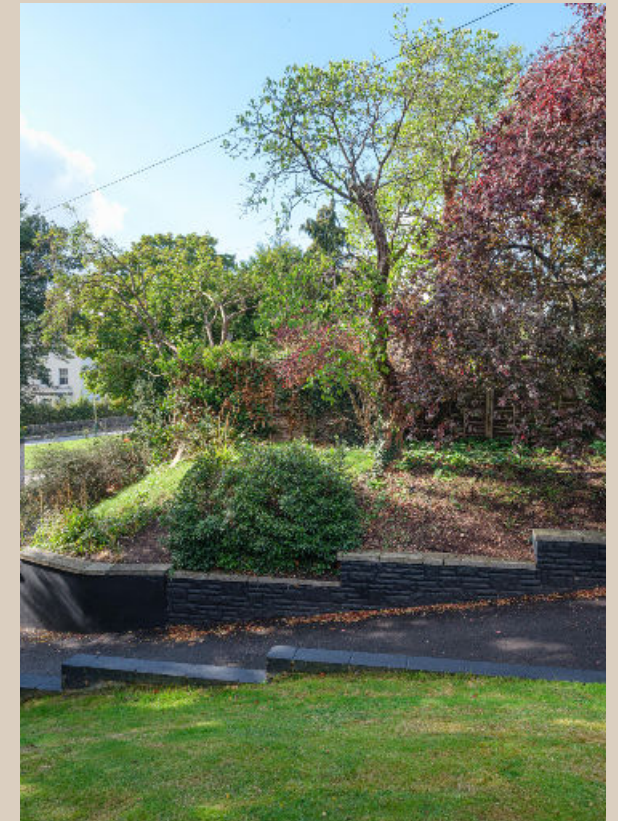
Guide price: £1,200,000: Freehold

Local authority: Cheltenham Borough Council 01242 262626

Council tax band: G



A detached family home in popular Charlton Kings





The property

The property is reached via a tarmac drive that rises to the house and provides ample parking for several cars and is flanked by a lawn.

Inside the house the ground floor centres around the light spacious entrance hall. There is a large open-plan kitchen/dining/living room. The kitchen is fitted with a range of modern cabinets with integrated appliances and quartz worktops over, above the kitchen there is a vaulted ceiling with roof lights providing excellent levels of natural light. A set of large sliding doors open on to the garden from the dining area providing a lovely in/out dining opportunity.

On the other side of the entrance hall there is a newly refitted utility room and adjacent cloakroom. The large sitting room is located at the front of the house and has a contemporary gas fire.

At the first floor level there are four bedrooms, with the principal bedroom with ensuite bathroom whilst the others are served by a family shower room. On the top floor there are two further double bedrooms.

To the rear there is a pretty garden with graveled terrace and large raised lawn. To the east side of the garden there is a large detached timber construction garden room/studio with power and light, ideal for a home office.



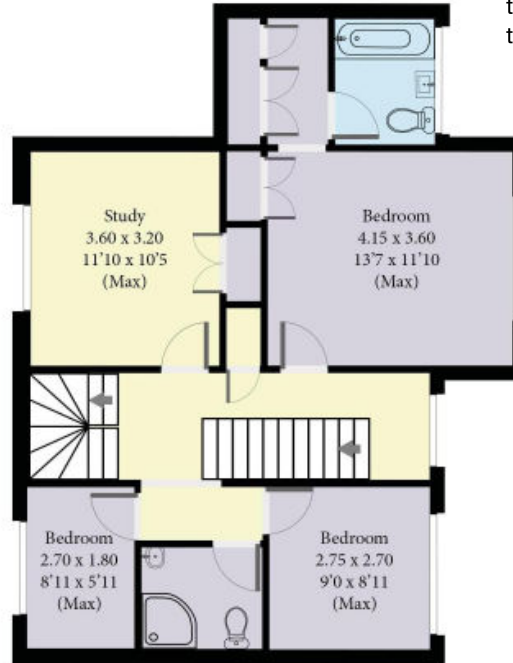
Situation

Located within an important conservation area within Charlton Kings, Cudnal street has retained its unique character and offers a mix of period homes, many with historic importance. Nearby Six Ways provides a range of amenities to include grocery stores, wine bar, doctors surgery and chemist all within a short stroll, whilst the centre of Cheltenham in just under one mile away. The location also has excellent access onto the A40 for Oxford and London.

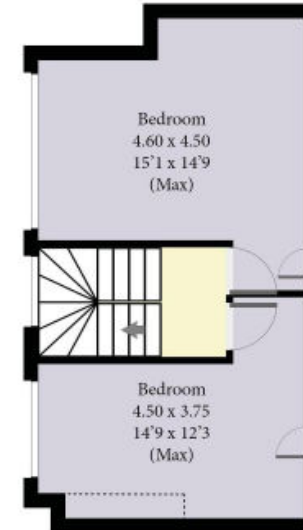




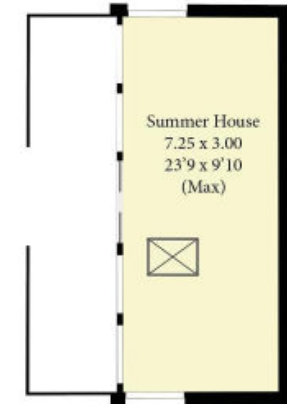
Ground Floor



First Floor



Second Floor



Summer House

Approximate Gross Internal Floor Area 225 sq m / 2423 sq ft (inc Summer house)

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

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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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