



## CRIPPETTS VIEW, SHURDINGTON

Cheltenham, GL51 4XJ



## CRIPPETTS VIEW FOUR BEDROOM DETACHED HOMES

An exclusive collection of just five newly built homes by Mowles Group. A rare opportunity to enjoy contemporary living in a setting that feels both connected and wonderfully rural.



Local Authority: Tewkesbury Borough Council

Council Tax band: TBC

Tenure: Freehold

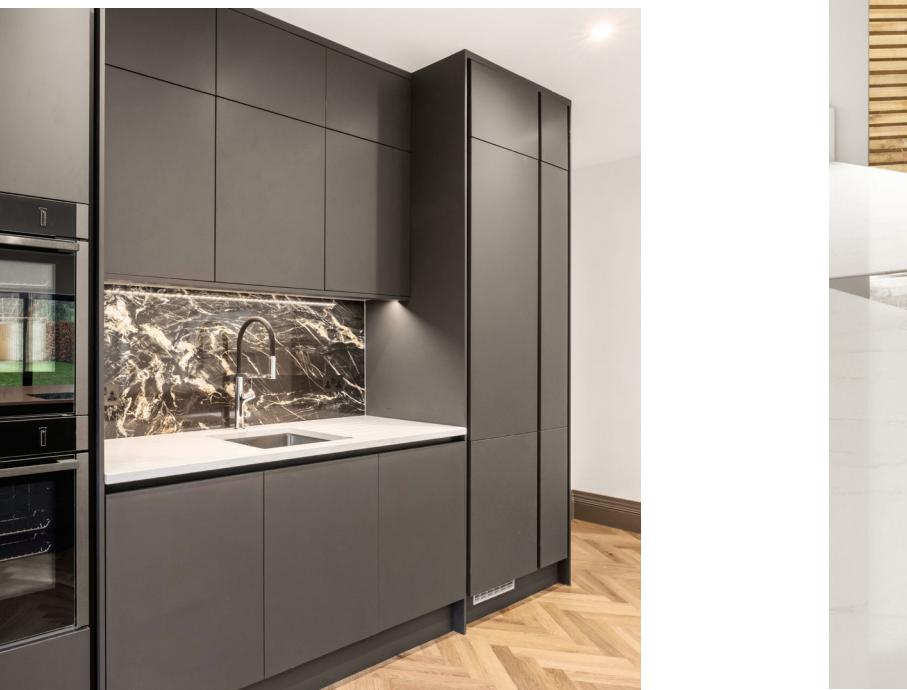
Prices from £1,200,000



## DESIGNED WITH THE FUTURE IN MIND

Thoughtfully crafted, the homes at Crippets View create a seamless connection between their warm, contemporary interiors and the surrounding countryside. Expansive windows and sliding doors draw the eye through each space, framing the breathtaking and ever-changing views of Leckhampton Hill.

At the heart of the home is a generous open-plan kitchen/ dining area, perfect for everyday living and effortless entertaining. Styled in an elegant charcoal grey, the kitchen features a substantial central island, complemented by Quartz worktops, natural stone splashback, and a full suite of NEFF integrated appliances, including two full-size ovens, a drinks fridge, and dishwasher. Beyond the kitchen, a practical utility/ boot room provides direct access to the garden.





## LUXURIOUS, YET SUSTAINABLE LIVING

The ground floor flows seamlessly with herringbone flooring, warmed by underfloor heating, creating spaces that feel inviting and beautifully finished. Mowles Group's meticulous attention to detail is apparent in features such as deep painted skirting boards and traditional architraves, adding timeless elegance to the contemporary design. To the front of the property, a separate sitting room offers a peaceful retreat, while a dedicated home office provides flexibility for modern working. A cloakroom and storage cupboard complete the ground floor.





## EVER-CHANGING VIEWS OF LECKHAMPTON HILL

Upstairs, there are four double bedrooms two of which have en suite shower rooms. The principal bedroom is truly impressive. An expanse of glass frames the idyllic views of Leckhampton Hill and pitched ceilings enhance the sense of space and calm. Bedrooms two and three share a beautifully appointed family bathroom featuring a large shower and freestanding bath. Quality wool carpets are fitted throughout the landing and all bedrooms.

The homes at Crippets View are designed with the future in mind, incorporating air source heat pumps, solar panels and high-performance insulation, delivering energy-efficient living without compromising on comfort. Externally, each home has a single garage and an abundance of off road parking. Each home features a generously sized, landscaped rear garden, complete with a spacious patio area- perfect for summer entertaining. These are homes that are considered, balanced, and built to endure.



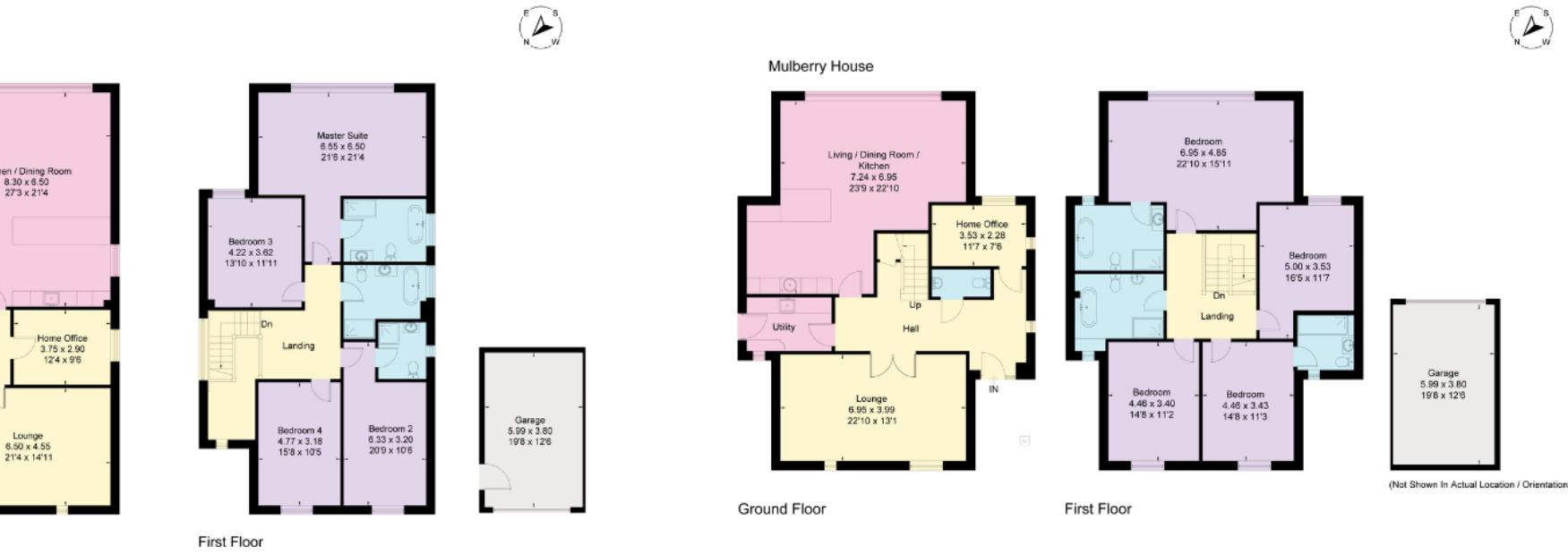


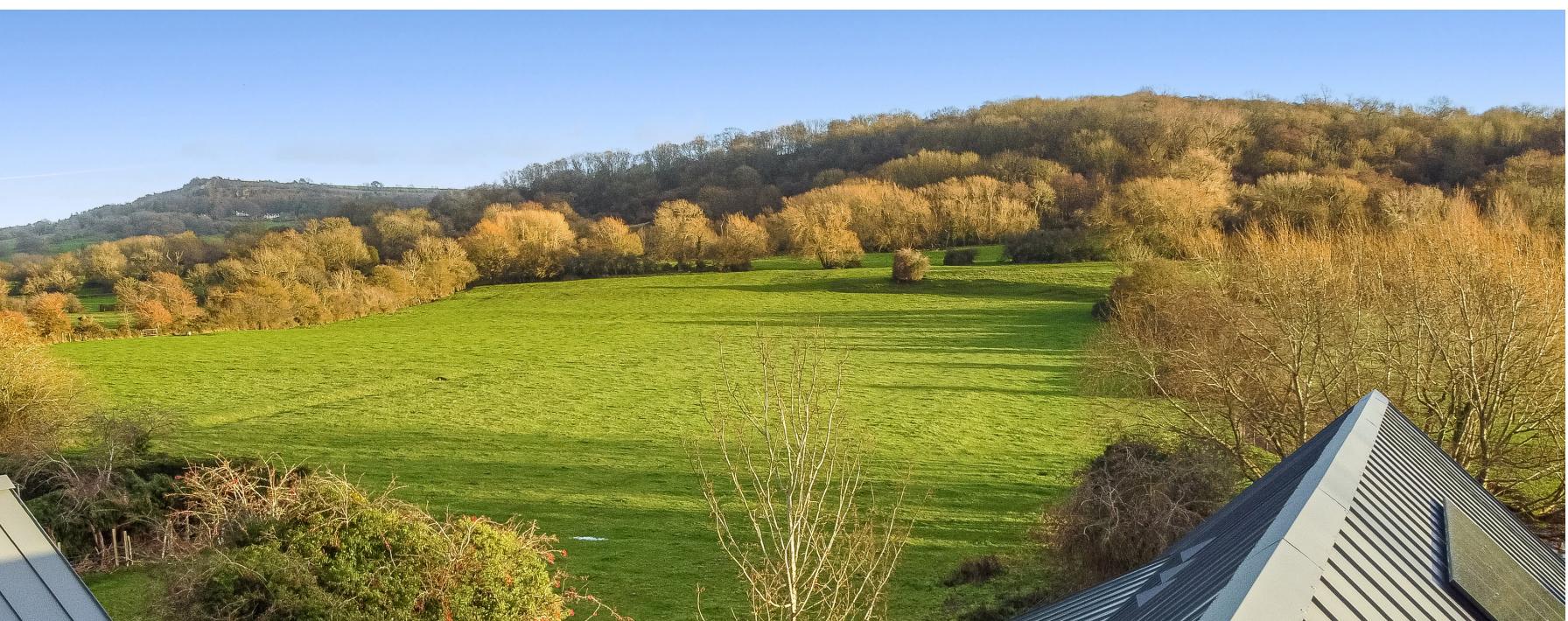
## CONNECTED, YET RURAL LOCATION

Located on the southern edge of Cheltenham, approximately 2.6 miles from the town centre, Crippetts View enjoys easy access to the many amenities that Cheltenham has to offer.

Cheltenham is a Regency Spa town renowned for its fine architecture, famous gardens and reputable schools, including Cheltenham Ladies College, Pate's Grammar School, Cheltenham College, Dean Close and St Edward's. The town has an eclectic mix of quality shops, bars and restaurants, theatres and cinema and plays host to many sporting events and festivals.

Montpellier 2.4 miles, Gloucester 7 miles, Stroud 11 miles, Cirencester 15 miles, Oxford 43 miles, Bristol 39 miles, Swindon 30 miles - Distances approximate.





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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

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