

Lypiatt Road, Cheltenham, GL50 2QW

Guide Price £210,000







Lypiatt Road

Cheltenham, GL50 2QW

Situated within the established Lypiatt Court development, this one-bedroom apartment offers comfortable accommodation, a private balcony, lift access, communal gardens and allocated parking.

Council Tax band: B

Tenure: Share of Freehold

EPC Energy Efficiency Rating: D

- No Onward Chain Subject to Vacant Possession
- Private Balcony Accessed from the Living/Dining Room
- One-Bedroom Share Of Freehold Apartment
- Generous Living/Dining Room and Separate Kitchen
- Lift Access to the Apartment
- Communal Gardens and Allocated Parking Space






JACK RICHARD



Situated within the established Lypiatt Court development, this well-proportioned one-bedroom apartment offers comfortable accommodation with the added benefits of a private balcony, lift access, communal gardens and allocated parking. Extending to approximately 531 sq. ft., the apartment features a generous living/dining room, separate fitted kitchen, double bedroom and bathroom. The property is offered to the market with **No Onward Chain Subject to Vacant Possession** and provides an excellent opportunity for those looking for a conveniently positioned Cheltenham home.

Entrance Hall: The front door opens into the entrance hall, which provides access to each of the principal rooms within the apartment.

Kitchen: Positioned just off the entrance hall, the separate kitchen is fitted with a range of wall and base units complemented by work surfaces and tiled splashbacks. There is an integrated oven and hob, together with space for additional freestanding appliances. A window provides natural light and ventilation.

Living/Dining Room: A particularly generous reception room offering plenty of flexibility for both comfortable seating and a dining area. The room benefits from excellent natural light, with glazed doors and an adjoining window creating an attractive outlook and providing direct access onto the private balcony.

Balcony: Accessed directly from the living/dining room, the private balcony is a valuable addition to the apartment and provides space to sit outside while enjoying the surrounding outlook.

Bedroom: A well-proportioned double bedroom with ample space for a range of freestanding bedroom furniture. A large window allows plenty of natural light into the room and provides an outlook towards the surrounding area.

Bathroom: Located off the entrance hall, the bathroom is fitted with a white suite comprising a panelled bath with shower over and glass screen, WC and pedestal wash hand basin, complemented by tiled walls.

Communal Areas: Lypiatt Court is set within established communal grounds featuring mature trees, lawns, hedging and planted areas, creating an attractive setting around the building. Lift access within the development provides convenient access to the apartment.

Parking: The property benefits from one unallocated parking space positioned to the rear of the building.

Additional Details:

Tenure: Share Of Freehold

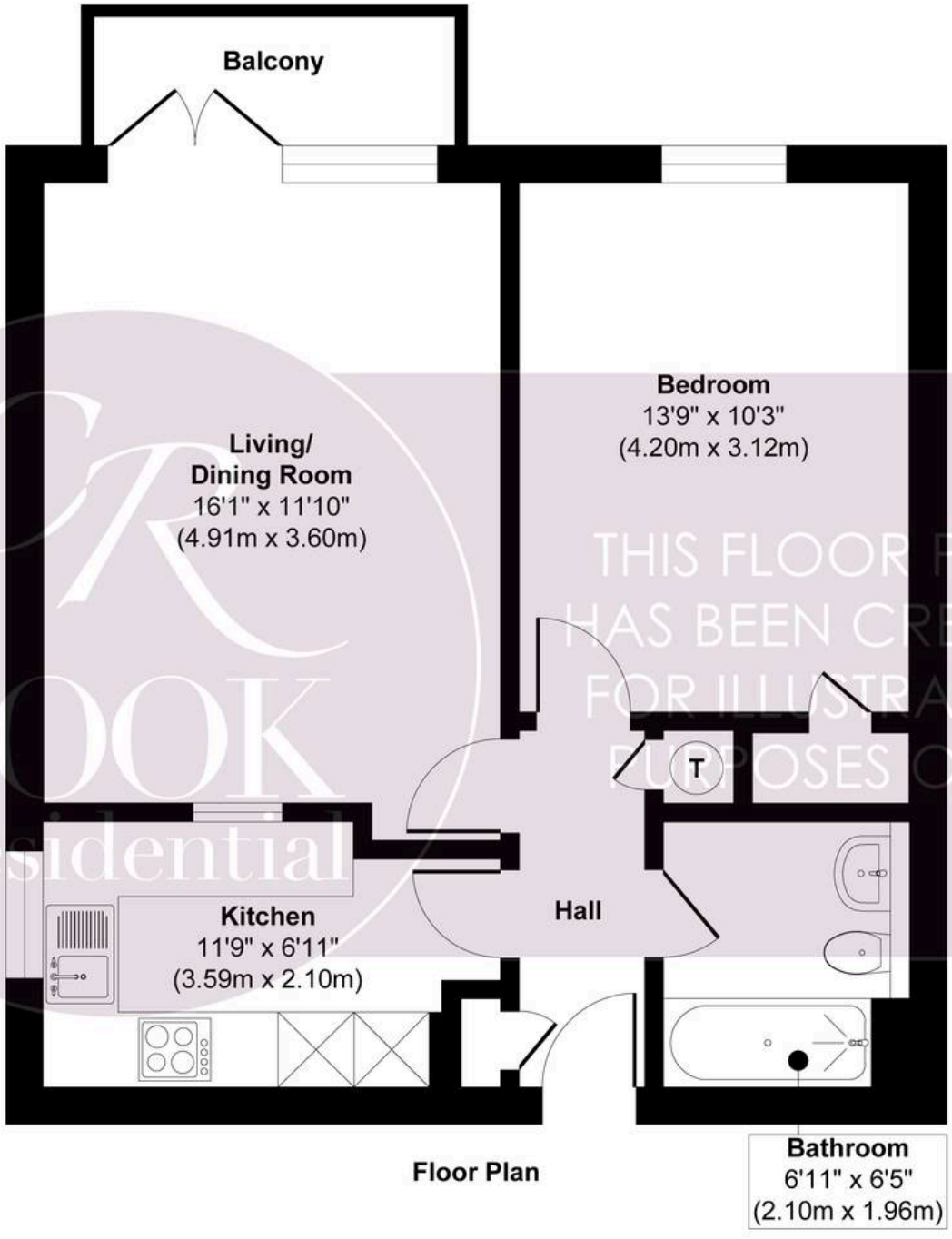
Lease Length: Approximately 900 years remaining

Service Charge: Approximately £1,400 per annum

Council Tax Band: B – Cheltenham Borough Council

Location: Lypiatt Court enjoys a convenient Cheltenham setting, well positioned for access to the town centre and the popular areas of Montpellier and The Promenade. Cheltenham offers an excellent selection of independent shops, cafés, restaurants and bars, alongside a wide range of cultural and leisure attractions. The location also provides convenient access to local amenities and transport connections, making the apartment well suited to those looking to enjoy everything Cheltenham has to offer while benefiting from allocated parking and private outside space.

Disclaimer: These particulars are believed to be correct but their accuracy is not guaranteed, and they do not form part of any contract. All measurements are approximate and should be independently verified. Prospective purchasers should satisfy themselves as to the condition and suitability of any services, fixtures and fittings. Leasehold information, service charges and other associated costs should be confirmed by a purchaser's legal representative prior to exchange of contracts.



COOK Residential
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Floor Plan

Approx. Gross Internal Floor Area 531 sq. ft / 49.30 sq. m

Produced by Elements Property



Cook Residential

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For more detailed information please refer to the Cook Residential website. All information regarding the property details, including its position on Freehold, will be confirmed between vendor and purchaser solicitors. All measurements are approximate and for guidance purposes only.