

Churchill Lodge, 67 Painswick Road, Cheltenham, Gloucestershire GL50 2EP



First floor apartment • Two bedrooms • Two bathrooms • Off-road parking • Sought after location
• Spacious throughout • Communal gardens • EPC C

Churchill Lodge,

67 Painswick Road, Cheltenham, Gloucestershire GL50 2EP

Key Features



2
Bedrooms



2
Bathrooms



2
Receptions

About the property

An impressive two bedroom, first floor apartment measuring in excess of 1400 sq ft located within Churchill Lodge on much sought after Painswick Road and within an easy walk of the popular range of shops on Bath Road or Montpellier and Lansdown.

The property is entered via a central hallway and provides an exceedingly large reception room with feature fireplace, picture rails, ornate coving, built-in shelving and two large sash windows. Next to the reception room, the kitchen/diner is also very spacious and provides a range of high and low, gloss white units, rolled worksurface, gas hob with extractor over, electric fan oven, integrated appliances and dual aspect sash windows - a great space to entertain or dine in.

There are two double bedrooms, with the principal bedroom benefiting from a four-piece bathroom suite comprising panel bath, large glazed shower cubicle, pedestal sink and low flush

W.C. The walls are part-tiled with natural stone. There is a further white three-piece shower room again with natural stone part tiled walls, glazed cubicle, pedestal basin and W.C. The office space - great for those who need to work from home - completes the accommodation.

Externally, the property benefits from a secure gated entrance leading to a beautifully maintained communal garden, featuring landscaped borders, an ornamental pond, and designated seating areas perfect for relaxing or socialising. A shared barbecue area enhances the outdoor space, ideal for entertaining. Off-road parking is available, along with access to a communal storage room-perfect for storing bicycles and other belongings.

Additional Information

Additional information that may affect your decision to purchase this property is on our website under the property listing or on request from the office. This includes Broadband speed and mobile phone signal, flood risk, and area information. We also ask our clients about known legal aspects such as rights of way, restrictions, and accessibility information.

Amenities

Cheltenham is often known as the gateway to the Cotswolds and famed for its extensive range of festivals, including National Hunt, literature, music, drama, science, food and drink and jazz.

There are extensive modern shopping facilities within the town and a range of recreational and cultural amenities, including





golf courses, racecourse, theatre and cinema.

There are additional excellent communications to the other nearby centres via the M5 giving easy access to Bristol and Birmingham and there is a mainline railway station with services to London.

Directions

From Perry Bishop's Bath Road office, head away from Cheltenham town centre and before the mini roundabout turn right into Grafton Road. Continue to the end and turn right onto Park Place, then take the first right turn onto Ashford Road, then the second right onto Painswick Road. The property will be found on the right just before Painswick Road crosses Grafton Road.

What3Words: ///books.editor.spill

Services & Tenure

The tenure is Leasehold 999 years from 2002 1st Jan. All mains services are understood to be connected. Service charge £250 per month.

Local Authority

Cheltenham Borough Council

Council Tax Band D

Our reference

CHE/NB/KF/14072025

We'd love to hear from you

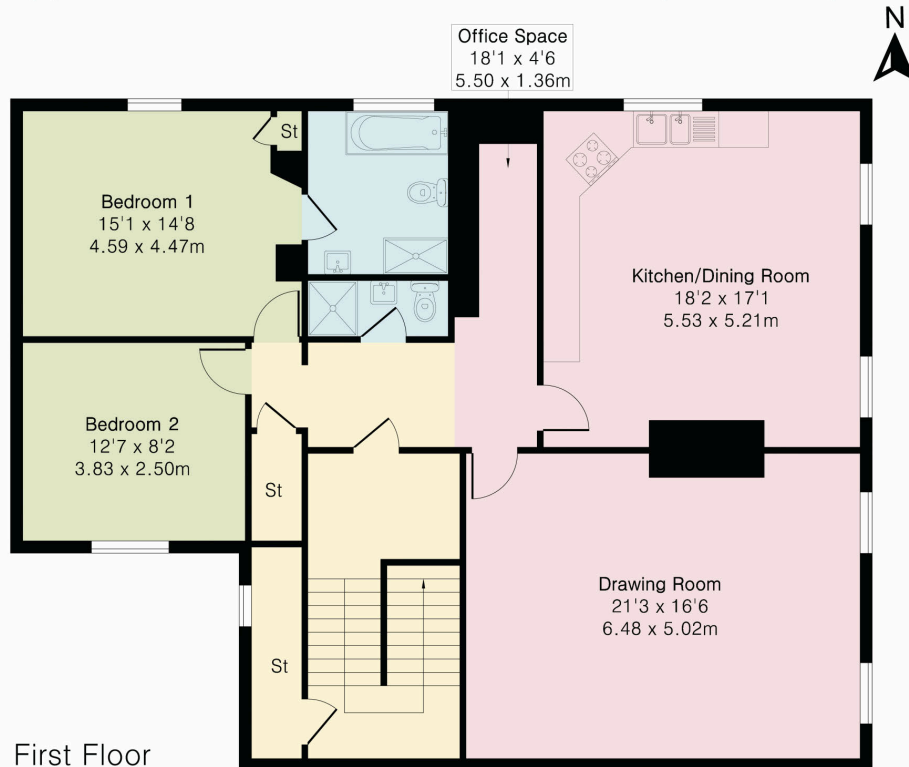
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Approximate Gross Internal Area 1434 sq ft - 133 sq m



First Floor

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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