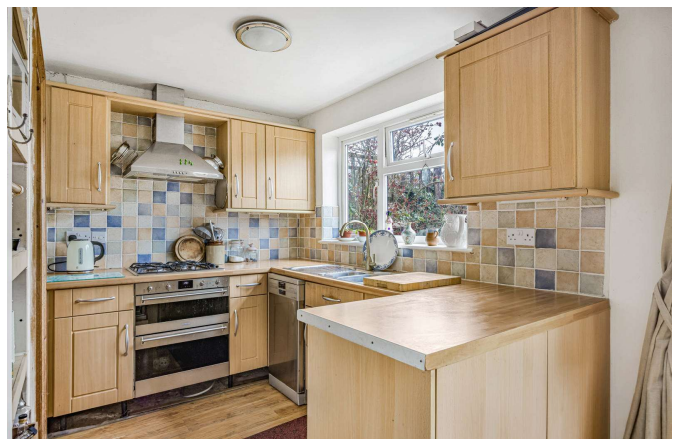


# PerryBishop

PROPERTY MADE PERSONAL

Canterbury Walk, Warden Hill, Cheltenham, Gloucestershire, GL51 3HN



- Semi-detached
- Three bedrooms
- Extended
- Driveway parking
- Quiet residential area
- EPC - D

# Canterbury Walk

## Warden Hill

### Key Features



3  
Bedrooms



1  
Bathroom



2  
Receptions

### About the property

Situated in a popular residential location within the Warden Hill area of Cheltenham, this extended and well-proportioned three-bedroom semi-detached home offers approximately 908 sq ft of internal accommodation across two floors. The property enjoys convenient access to local shops, amenities and well-regarded local schools, as well as easy transport links to Cheltenham town centre and surrounding areas.

This family home has been extended to the rear and provides a welcoming entrance hall providing access to the main living accommodation and staircase to the first floor. To the front there is a separate dining room with bay window and striped wooden floorboards which leads through to a spacious reception room with wood burning stove and wooden flooring and is open to a dining area with glazed french doors leading onto the garden. The kitchen is open-plan and provides a range of high and low level units with tiled splash backs, electric oven, gas hob and extractor over and there is a separate utility room.

The first floor provides three bedrooms and a three piece family bathroom suite.

To the rear there is a good sized garden with patio area off the back of the house, garden shed and is enclosed with wooden fencing and ample driveway parking for several vehicles to the front of the property.

### 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.

### 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.

### Directions

Leaving the Perry Bishop office on Bath Road, head south and continue on Bath Road, at the roundabout turn onto Shurdington Road, continuing straight before turning into Woodlands Road. Follow Woodlands Road and then turn into Canterbury Walk, where the property can be found on the left hand side.

What 3 Words: [landed.adjust.cares](#)





**Services & Tenure**

Tenure - Freehold  
Electricity – Mains Supply  
Water – Mains Supply  
Sewerage – Mains Supply  
Heating - Gas

**Local Authority**

Cheltenham Borough Council  
Council tax Band - C

**Our reference**

CHE260112  
10th March 2026

**We'd love to hear from you**

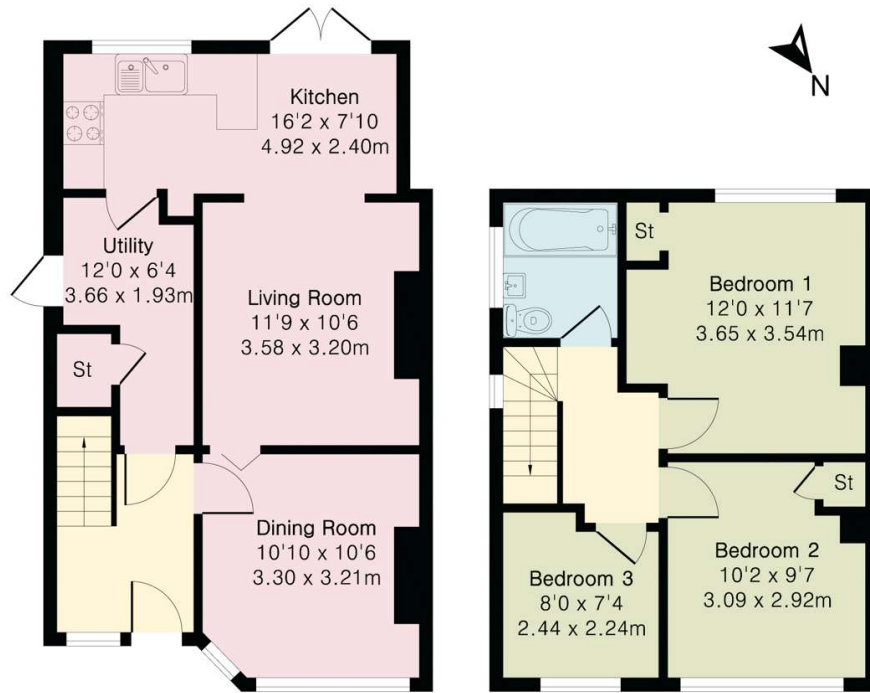
140 Bath Road, Cheltenham, Gloucestershire, GL53 7NG  
T: 01242 246980  
E: [cheltenham@perrybishop.co.uk](mailto:cheltenham@perrybishop.co.uk)



**Approximate Gross Internal Area 908 sq ft - 85 sq m**

Ground Floor Area 504 sq ft – 47 sq m

First Floor Area 404 sq ft – 38 sq m



Ground Floor

First Floor

**PerryBishop**  
PROPERTY MADE PERSONAL



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.



[perrybishop.co.uk](http://perrybishop.co.uk)

**ID Checks:** Please advise that we charge an admin fee of £25.00 for each individual and £40.00 for a joint purchase when purchasing from us which is payable on a non-refundable basis at the start of the transaction. **Disclaimer:** These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give, nor do we or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property. We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.

Gloucestershire • Oxfordshire • Wiltshire

