



Stanway Road, Cheltenham - GL51 6BZ  
Cheltenham

Guide Price £400,000



## Stanway Road

Cheltenham, Cheltenham

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- No Onward Chain
- Open Plan Living Room and Dining Room
- Conservatory
- Attractive Generous Garden
- Excellent Potential for Refurbishment
- Downstairs Cloakroom





Cook Residential is delighted to present this fantastic three-bedroom semi-detached home, located on the sought after Stanway Road in Benhall, close to GCHQ and within easy reach of local amenities, schools, and transport links. Offered with **no onward chain**, this property represents an excellent opportunity for buyers looking to refurbish and personalise a well-proportioned home with great potential.

**Sitting Room:**

The sitting room enjoys a front window aspect and flows seamlessly through to the dining room, providing a welcoming and versatile living space.

**Dining Room:**

Located to the rear of the property, the dining room offers access to the conservatory and garden, making it an ideal spot for both everyday dining and entertaining.

**Conservatory:**

A bright and spacious conservatory sits at the back of the property, overlooking the garden and providing additional living space that can be enjoyed year round.

**Kitchen:**

The separate kitchen offers ample worktop and unit space with a practical layout and scope for modernisation, along with a side access door leading to the rear garden.

**Downstairs Toilet:**

A modern and recently fitted downstairs WC adds convenience, featuring a contemporary suite.

**Bedrooms:**

Upstairs, the property offers three well sized bedrooms, all with ample built in storage.

**Bathroom:**

The bathroom features a walk-in shower and basin, while a separate upstairs WC adds functionality for busy households.

**Garden:**

The generously sized rear garden includes a patio area ideal for relaxing or al fresco dining, as well as a lawn and garden shed.

**Parking**

A private driveway provides off road parking for two vehicles, and there is additional on street parking if required.

**A viewing is highly recommended to fully appreciate the potential this property offers.**

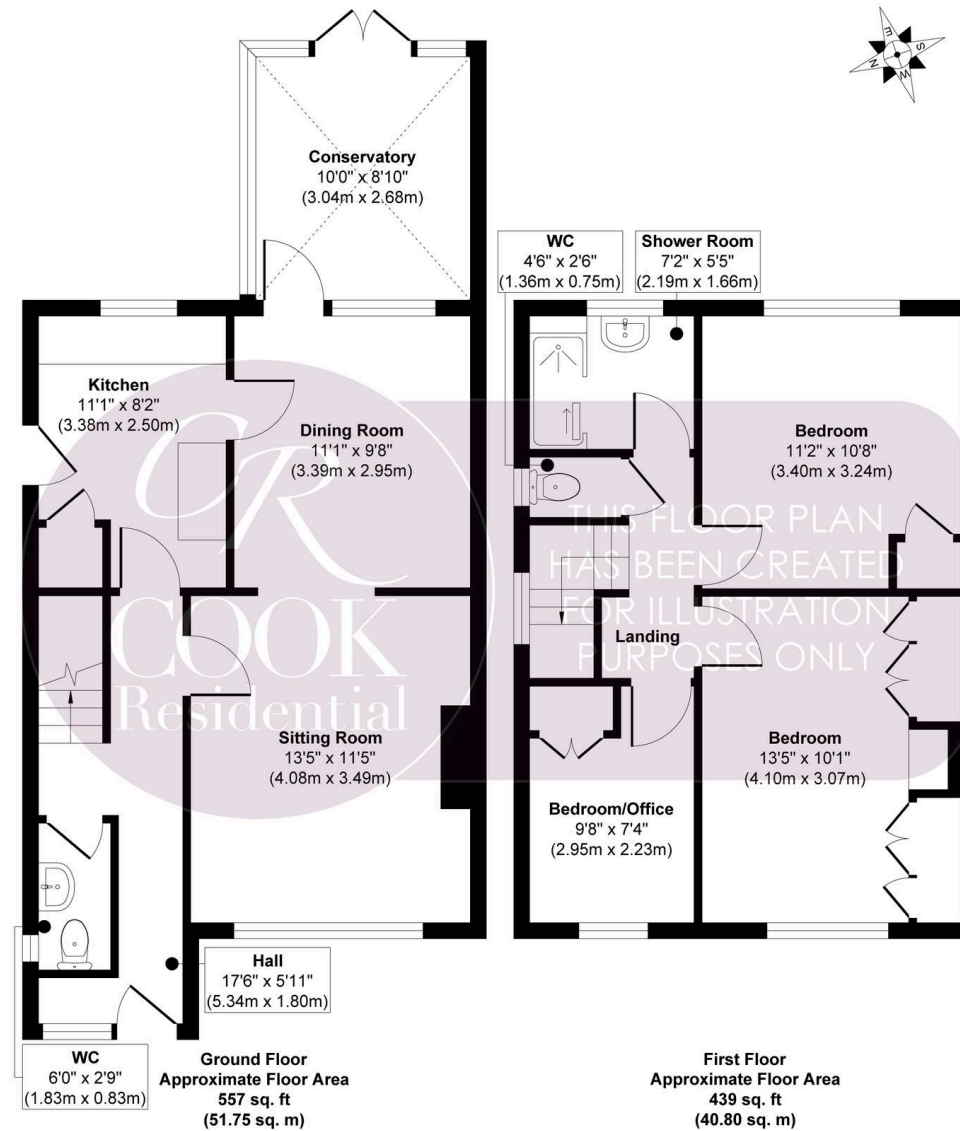
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**Location:**

Stanway Road is conveniently situated in Benhall, a popular residential area close to GCHQ and Cheltenham town centre. The location offers excellent access to the A40, M5, and Cheltenham Spa train station. Nearby, you'll find a selection of good schools, parks, shops, and local amenities.

*All information regarding the property details, including tenure, is to be confirmed between vendor and purchaser solicitors. All measurements are approximate and for guidance purposes only.*



Approx. Gross Internal Floor Area 996 sq. ft / 92.55 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.