



SPRINGBANK

Dock Lane | Bredon | Tewkesbury | GL20 7LG

HUGHES **HS** SEALEY

Welcome to... SPRINGBANK

Welcome to Springbank, a spacious four double bedroom detached property located in the heart of this highly sought after village, located on the Gloucestershire/Worcestershire borders. At a stage where one can apply their own mark, the property is offered for sale with no onward chain. Enjoying a wealth of accommodation across the two floors, the property benefits from driveway parking, an integral double garage, wrap around mature gardens and due to the property's position within the village, the home also enjoys elevated Westerly views towards the Malvern Hills. Internally on the ground floor the home features a central entrance hall which provides access to rooms to include the spacious living room, open

plan kitchen/dining room, a ground floor shower room and two double bedrooms.

The living room is located to the front of the property and as such, the room not only enjoys an exceptional amount of light from the double aspect windows, it also ensures that one gets to enjoy the superb views this home affords. Furthermore, tucked into the corner of the room is a lift which provides direct access to the integral garage on the lower level.

The open plan kitchen/dining room is a lovely space, again enjoying plenty of natural light. The dining area will comfortably house a four/six-seater table and chairs and further benefits from sliding doors leading onto a

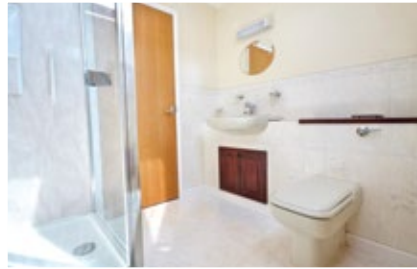
private rear terrace. The kitchen enjoys plenty of units and these sit alongside a host of integrated appliances. To the head of the room a door leads through to the separate utility room which in turn leads through to the property's conservatory.

Completing the ground floor are the two double bedrooms (one of which is currently being used as an office) and a three-piece family shower room. To the upper level are two further double bedrooms and a second shower room. The principal bedroom is a super room, spacious and light, the room benefits from two fitted wardrobes and a private balcony which certainly makes the most of the stunning views that this home enjoys.









Explore outside... SPRINGBANK

Externally, the driveway will comfortably house a range of vehicles whilst the double garage benefits from light, power and an electronically operated up and over door. The gardens wrap around the property and are predominantly laid to lawn whilst there is also a private rear terrace.

LOCATION

Bredon is a highly desirable village to live in, providing a home for people of all ages. The appeal of the village is its wealth of local amenities within walking distance, a shop, a post office, a doctor's surgery, a village hall, a church, village infant/primary school (OFSTED 'outstanding' rating), a preschool and two public houses. For those interested in activity and other pursuits, there are a number of local clubs and societies as well as sports clubs offering bowls, football, rugby, cricket, tennis, playing fields, sailing, the river, and the local marina.

The village is named after Bredon Hill, which boasts spectacular views and pathways for walking, running, cycling, and horseback riding.

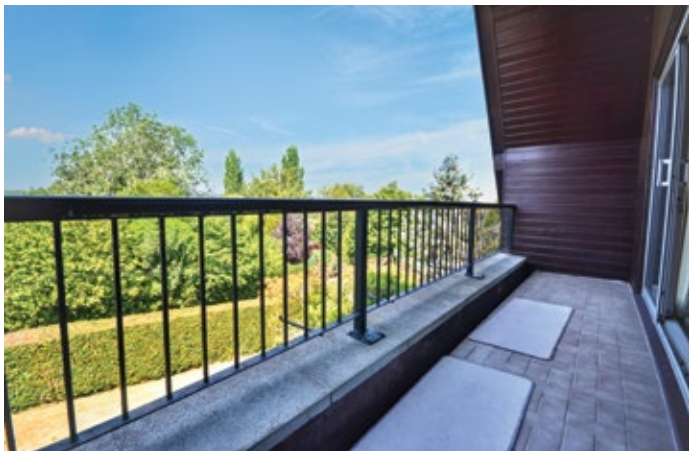
KEY FEATURES

- A super four double bedroom detached family home, located in this sought after village
- At a stage where one can apply their own stamp, the home is offered for sale with no onward chain
- The property benefits from wrap around mature gardens and elevated, Westerly views
- Driveway parking, integral double garage with internal lift to the property's accommodation
- Internally the property enjoys a wealth of accommodation across the two floors

- Spacious living room with double aspect windows, open plan kitchen/dining room
- Further rooms to the ground floor include the entrance hall, shower room, utility and conservatory
- Two double bedrooms complete the ground floor accommodation
- On the upper level are two double bedrooms and a
- Separate shower room.
- Principal bedroom has private balcony
- Internal viewings recommended

DIRECTIONS

To locate the property, please enter the following postcode into your sat nav device: GL20 7LG. Upon arrival the property can be identified by our For Sale sign.



Approx Gross Internal Area
188 sq m / 2031 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that an item shown is included with the property. For a free valuation, contact 01242 220080. Copyright © Hughes Sealey. Registered in England and Wales. Company Reg No. 11126899
Registered Office: CDH Estates Ltd, Miramar, Cheltenham Road, Kinsham, Tewkesbury, GL20 8HP.



HUGHES **HS** SEALEY



HUGHES SEALEY

Email: cheltenham@hughessealey.co.uk

Tel: +44 (0)1242 220080

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