



30 THE DELL
Bredon | Tewkesbury | GL20 7QP

HUGHES **HS** SEALEY

Welcome to... 30 THE DELL

Welcome to Number 30, The Dell, a wonderful three double bedroom detached family home, located within this highly sought after village, beautifully presented and ready to move into and enjoy. Benefiting from a wealth of accommodation across the two floors, the property further benefits from driveway parking, garaging and a wonderfully mature garden that backs onto privately owned woodland.

Internally the property features a central entrance hall that provides access to all the ground floor rooms which include the living room, kitchen/dining room and cloakroom. The living room is located to the left of the property and is a lovely and bright room, due to the front and rear facing windows, whilst to the centre of the room, is a

feature fireplace.

The kitchen enjoys a wealth of modern units which sit alongside a host of integrated appliances. Windows to the rear of the room allow views over the garden and woodland, whilst the room will comfortably house a four-seater table and chairs. A door to the side elevation allows access to the garden and separate utility room.

Upstairs are three double bedrooms, all of which benefit from fitted wardrobes. The two larger rooms are located to the rear of the property so enjoy a stunning backdrop.

Completing the upstairs accommodation is the modern, three-piece, family shower room.







Explore outside... 30 THE DELL

Externally is a driveway which allows off road parking for multiple vehicles and in turn leads to the garage. To the rear of the home is a tiered garden, arranged over three levels. To the upper level is a lawned area and summer house, whilst to the two lower areas are further seating area and lawns. The garden is full of mature plants, trees and shrubs ensuring that the garden is awash with colour.

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.

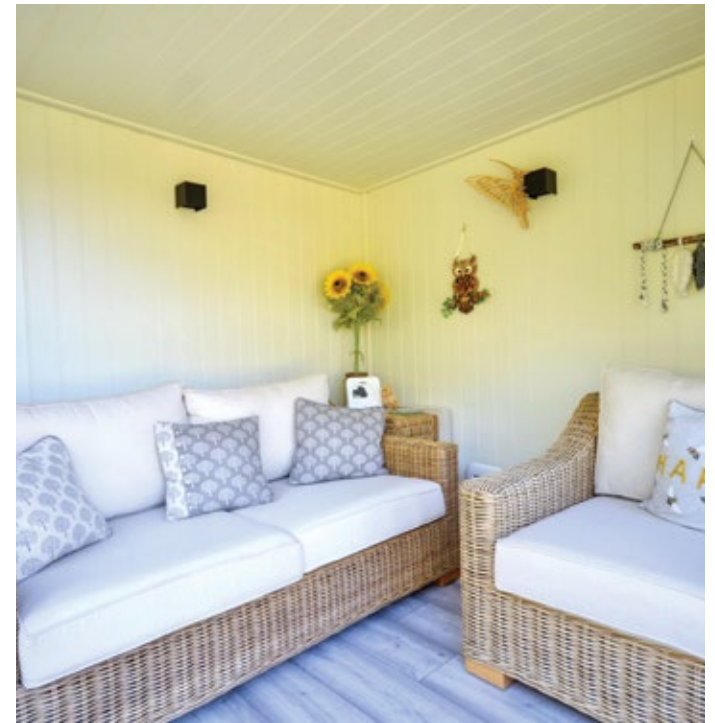
The village is named after Bredon Hill, which boasts spectacular views and pathways for walking, running, cycling, and horseback riding.

- A lovely three double bedroom detached family home
- Located within this highly sought after village
- Beautifully presented and ready to move into and enjoy
- Driveway parking to the front, allowing for off road parking, leading to the garage
- Entrance hall, cloakroom and separate utility room
- Spacious living room with feature fireplace providing the room with a focal point
- Modern kitchen/dining room. Kitchen enjoys a wealth of fitted units
- Three double bedrooms, all with fitted wardrobes. Three-piece shower room
- Wonderfully mature rear garden, enjoying a stunning backdrop over woodland

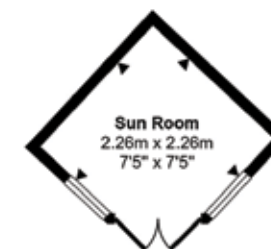
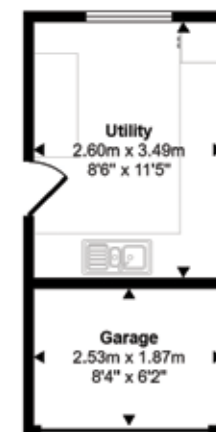
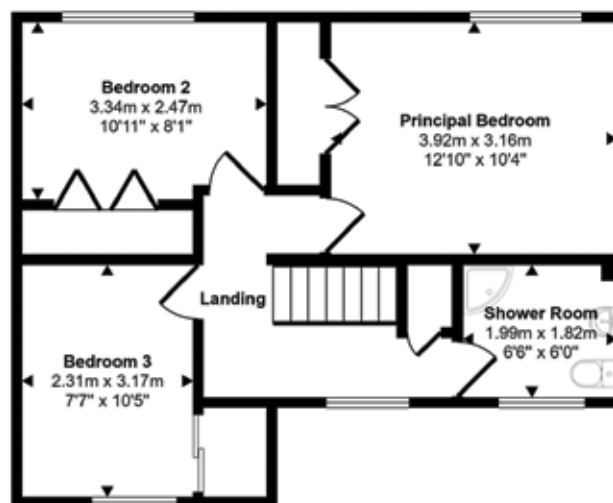
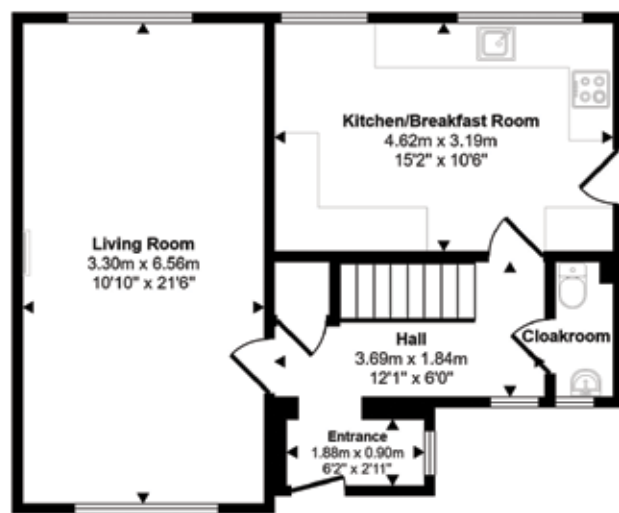
DIRECTIONS

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





Approx Gross Internal Area
114 sq m / 1226 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.



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