



45 SPRINGVIEW FIELDS
Ashchurch | Tewkesbury | GL20 8FL

HUGHES **HS** SEALEY

Welcome to... 45 SPRINGVIEW FIELDS

Welcome to this beautifully presented and thoughtfully arranged modern home, offering excellent accommodation ideal for families, professionals or those looking for a property with versatile living space.

The ground floor provides a welcoming entrance into the home, with a well-appointed kitchen/dining room creating a sociable heart to the property. The contemporary kitchen is fitted with a range of attractive wall and base units, complemented by wood-effect work surfaces and integrated appliances. There is ample room for a family dining table, making this a practical space for both everyday living and entertaining.

The adjoining living room is a particularly bright and inviting space, enjoying excellent natural light and direct access

through glazed doors to the garden. The room offers plenty of flexibility for comfortable seating and family use.

Completing the ground floor is a separate utility room, cloakroom and entrance hall

To the first floor are well-proportioned bedrooms with the larger room on the floor located to the front of the property, whilst the other two rooms overlook the garden. The family bathroom is attractively appointed and benefits from a bath with shower over, wash hand basin and WC.

To the upper floor is a generous principal bedroom with walk-in wardrobe and access to a stylish en-suite shower room.









Explore outside... 45 SPRINGVIEW FIELDS

Outside, the enclosed rear garden is a real feature of the property. Predominantly laid to a well-maintained lawn, it is surrounded by attractive borders, established planting and paved pathways, creating a pleasant and private outdoor space. A timber garden store/shed provides useful additional storage, while the paved seating areas are perfect for outdoor dining and entertaining.

To the front, the property benefits from off-road parking and an attractive, low-maintenance frontage.

AGENT'S COMMENT

This is a lovely family home which combines practical modern accommodation with a superb, enclosed garden. The excellent kitchen/dining space, bright living room, additional study and principal bedroom with en-suite make this a particularly versatile property that we would highly recommend viewing.

KEY FEATURES

- Beautifully presented four-bedroom semi-detached family home

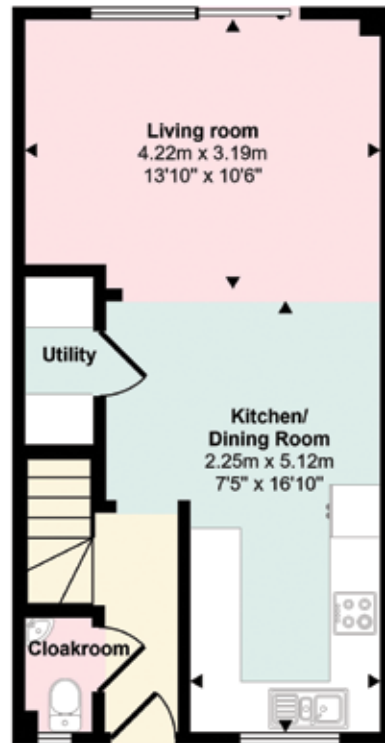
- Bright and spacious living room with doors leading to the rear garden
- Stylish kitchen/dining room enjoying plenty of fitted units, and a host of integrated appliances
- Separate utility room, cloakroom and entrance hall complete the ground floor
- On the first floor are three bedrooms and the three-piece family bathroom
- On the upper level is the principal bedroom, featuring a walk-in wardrobe and en suite shower room
- Driveway parking for two cars to the front. Gated side access to the rear garden
- Landscaped rear garden featuring paved terrace, lawns, and timber shed. Fully enclosed
- Built by Newland Homes – NHBC remaining
- Internal viewings recommended

DIRECTIONS

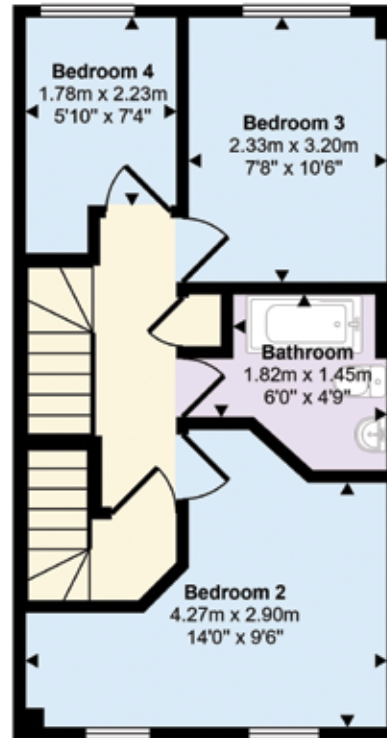
To locate the property please enter the following postcode into your sat nav system: GL20 8FL. Upon arrival the property can be identified by our For Sale sign.



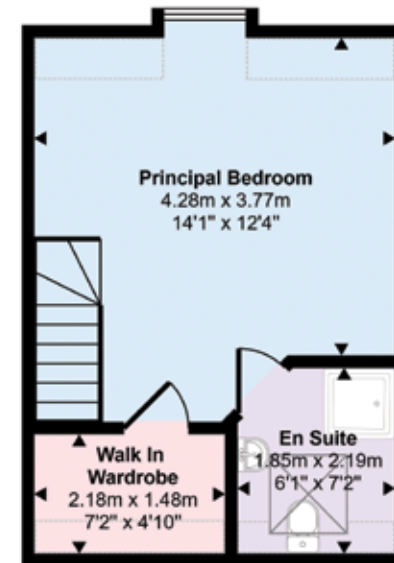
Approx Gross Internal Area
98 sq m / 1059 sq ft



Ground Floor
Approx 36 sq m / 386 sq ft



First Floor
Approx 36 sq m / 391 sq ft



Second Floor
Approx 26 sq m / 282 sq ft

Denotes head height below 1.5m

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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