



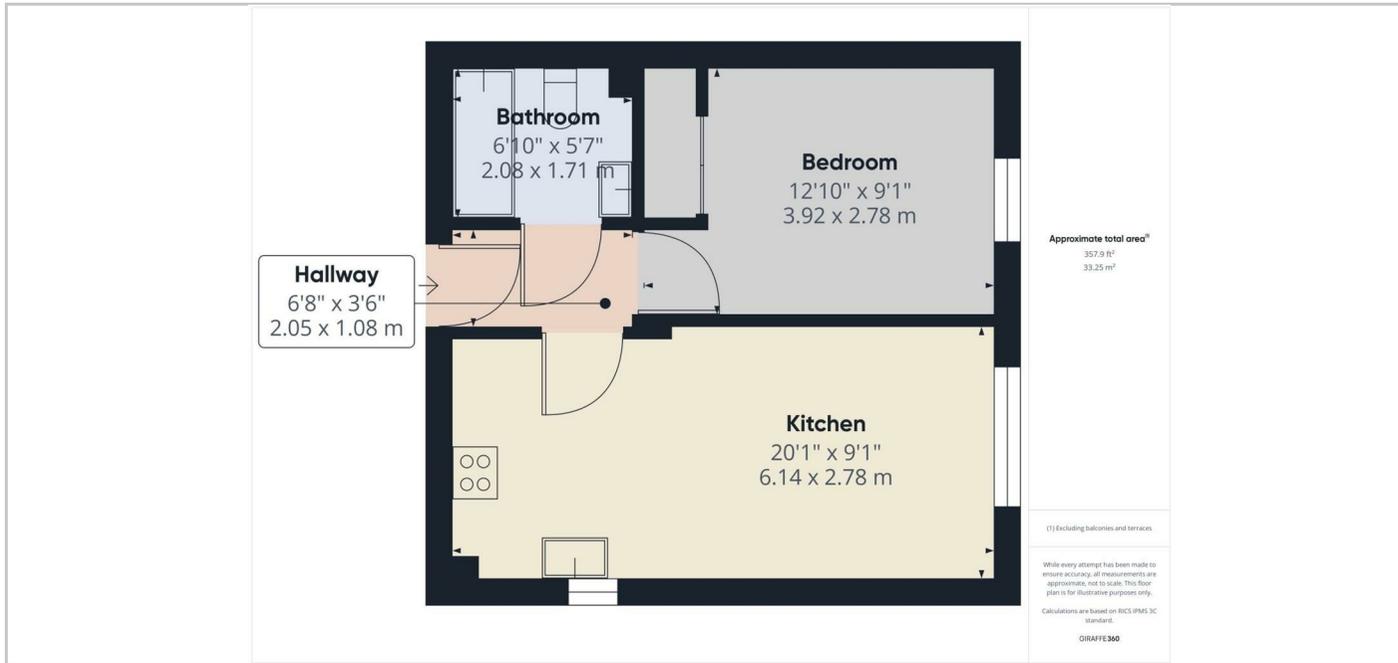
Flat 6, Orchard Court Orchard Avenue, Cheltenham, GL51 7NL

£850 Per Month

TO LET



- Available now
- Double Glazed
- Shower over bath
- Kitchen Appliances INcluded
- Council Tax Band A
- Allocated Parking
- Gas Central Heating
- Fitted Wardrobe
- EPC C
- Sorry No pets



Directions

2 Church Road, Churchdown, Gloucestershire, GL3 2ER
Tel: 01452 857421 Email: info@chosenestateagents.co.uk www.chosenestateagents.co.uk

THE PROPERTY

Chosen Estate Agents are delighted to offer this well presented and modern one-bedroom first-floor apartment, ideally situated in the peaceful and sought-after area of Rowanfield, Cheltenham and available for immediate occupation (subject to cleared referencing checks)

The property offers a bright and comfortable living space throughout and benefits from gas central heating, UPVC double glazing, residents' parking, and well-maintained communal gardens.

Inside, the accommodation comprises a welcoming entrance hallway, a spacious, open plan lounge with a breakfast bar area and modern fitted kitchen equipped with a cooker, washing machine, and fridge/freezer. The double bedroom includes a fitted wardrobe, providing excellent storage, and the bathroom features a white suite with a shower over the bath. Located in a quiet residential setting, this apartment offers convenient access to local shops, transport links, and Cheltenham town centre, making it ideal for a single professional or couple seeking a comfortable and low-maintenance home. An alternative deposit option may be available - Ask us for more details

Holding Deposit: £196.00 based on 1 weeks' rent of asking price
Security Deposit: £980.00 based on 5 weeks' rent of asking price
Council Tax band: A Local Authority: Tewkesbury Borough
EPC Band: C
Electricity supply: Mains Gas Supply: Mains Water supply: Mains Sewerage: Mains
Heating: Gas Central Heating Mobile phone coverage: i.e EE, Vodaphone, Three, O2

If satisfactory references are not obtained or you withdraw your application any financial loss to Chosen Estate Agents or the Landlord will be deducted from your holding deposit. If you or your guarantor provides information that is inaccurate, false, incomplete, or adverse credit not being disclosed then we may retain your holding deposit and reject your application.

SITUATION