



**Salter Street, Berkeley GL13 9DB**

**welcome to**

**Salter Street, Berkeley**

**\*\*OFF STREET PARKING\*\* \*\*VENDOR FOUND\*\*** Tucked away in a private cul-de-sac, just moments from Berkeleys historic High Street, it this beautifully presented period property offering the perfect blend of character and contempory comfort. Move-in ready with high ceilings, and ample of light flooding in



Step into a welcoming entrance hallway that sets the tone for this charming home. The generous sitting room features high ceilings and period-style multi-paned windows, creating a warm, airy space perfect for relaxation or entertaining.

To the rear, the impressive kitchen/breakfast room is the heart of the home. Stylishly fitted with granite worktops, quality integrated appliances and bi-fold doors, it offers a superb flow into the sunny garden—ideal for al fresco dining and sociable gatherings.

A sleek, fully tiled contemporary shower room completes the ground floor, boasting a walk-in shower, touch-screen heated mirror and modern fixtures.

Upstairs, you'll find three well-proportioned bedrooms, all bright and full of character, along with a handy cloakroom. The landing also gives access to a fully boarded loft with ladder, lighting and power—perfect for additional storage. The enclosed rear garden is a standout feature, offering a thoughtful mix of comfort and practicality. Enjoy the decked pergola area—complete with lighting and hot tub—alongside a paved seating area, brick wall boundaries, garden workshop/shed and charming planters. Whether unwinding after a long day or entertaining friends, this garden has you covered.

To the front of the property, a private driveway from Salter Street leads to two allocated parking spaces—an invaluable benefit so close to the town centre.

## **Location**

## **Entrance Hall**

## **Sitting Room**

## **Kitchen/Breakfast Room**

## **First Floor Landing**

## **Bedroom One**

## **Bedroom Two**

## **Bedroom Three**

## **Cloakroom**

## **Rear Garden**

## **Parking**



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welcome to

## Salter Street, Berkeley

- Off Street Parking for Two Cars
- Modern Fitted Kitchen with Bifold Doors
- Generous Lounge with High Ceilings
- Enclosed, Low-Maintenance Garden
- Ideal Private Cul-De-Sac Location

Tenure: Freehold EPC Rating: C

Council Tax Band: B

**£325,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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