



# Arrow Grange , Arrow

Alcester, B49 5PJ

Jeremy  
McGinn & Co



# Asking Price £350,000



Simply stunning COTTAGE filled with character features and situated in the picturesque village of Arrow on the outskirts of Alcester and on the edge of the Ragley Estate. With a beautiful cottage-style garden to the front and parking for one to the side, there is further parking to the rear along with a GARAGE En bloc.

To the rear, an idyllic cottage Garden filled with many attractive small trees, flowers and shrubs enclosing a cobbled circular seating area. The beautifully presented accommodation benefits from gas central heating with many rooms having exposed timbers briefly comprises; Reception Hall, Good Sized Living Room with dual aspect, Fitted Dining Kitchen with integrated appliances, Galley Landing with views to open farmland, 2 Double Bedrooms & Modern contemporary style Bathroom. NO UPWARD CHAIN.







**Tax Band: D**

**Council: Stratford on Avon District Council**

**Tenure: Freehold**

Alcester dates back to around AD 47 and was founded by the Romans as a walled fort on the confluence of the River Arrow & the River Alne and boasts a wealth of stunning characterful properties. The Town has developed into an extremely popular place to live with a strong community who are rightly proud of their Town. The historic High Street offers a range of independent shops & cafés in addition to restaurants and pubs and a Waitrose supermarket.

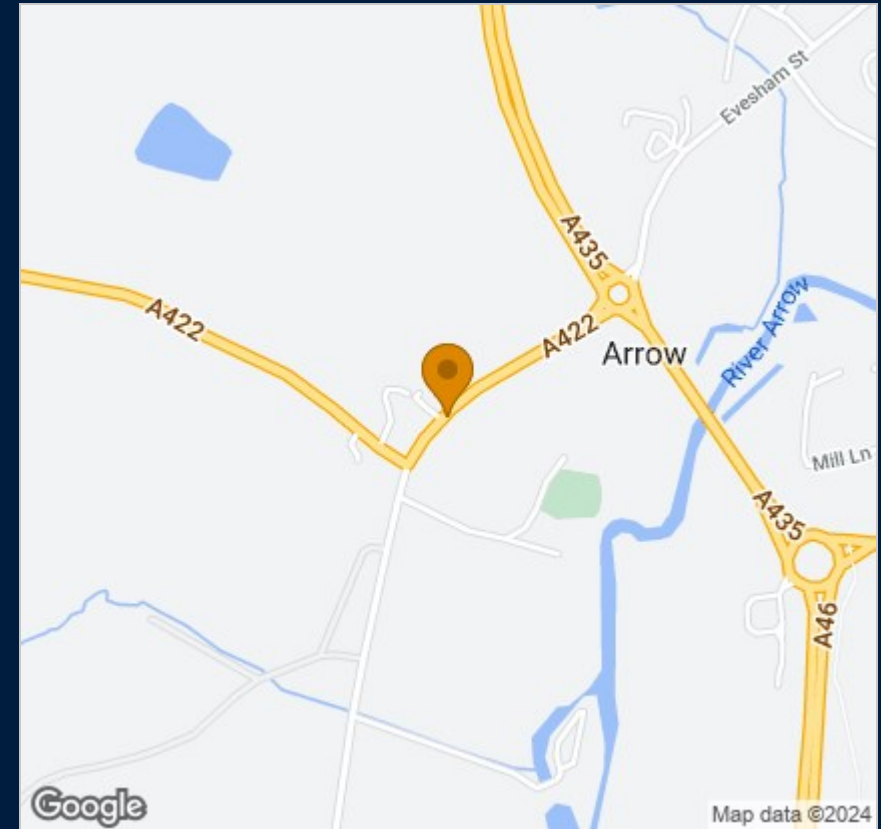
The quality of local schools is a big draw to the Town including the extremely well regarded Alcester Grammar School. For more comprehensive amenities, nearby Stratford upon Avon offers a wealth of facilities including the world famous Royal Shakespeare Theatre. Fast train services from Warwick Parkway give access to London in a little over an hour.



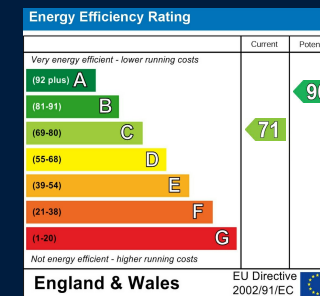
# Floor Plan



# Map



# Energy Performance



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