



Weatheroak Road ,
Alcester, B49 6RF

Jeremy
McGinn & Co 

Available at Offers In The Region Of £375,000

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Situated in a desirable Cul-de-Sac, in a sought-after residential area, a recently renovated Three Bedroom Semi-detached family home having been upgraded to a high standard benefitting to include a recently fitted Howdens Kitchen with Neff integrated appliances. The property is approached over a good size shaped drive with ample parking for three vehicles which leads to the integral Garage and an attractive brick-built cedar-trimmed entrance porch.

Internally the accommodation includes; reception hall with oak staircase to first floor and access to the garage and, the Living room with feature fireplace and picture window to the front. Double doors open to the impressive open-plan Dining Kitchen which has been installed this year. The integrated Neff appliances include 5-ring induction hob and extractor, dishwasher and wall-mounted microwave/grill and electric oven. There is a good size Utility off the kitchen with space for an American-style fridge, washing machine and other appliances. Doors from the utility lead to the garage, the rear garden and a Downstairs WC. From the dining area sliding doors open to the Conservatory and the Garden.

Upstairs; the landing gives access, through oak internal doors to the THREE good-size Bedrooms and a modern fitted Shower room.

The Rear Garden is fully enclosed and beautifully landscaped. A small, pebble filled, meandering stream crosses the lawn with water features either end. There is a paved patio to immediate rear, two pergolas, and several shaped shrub-filled borders along with two small garden trees. A delightful garden to potter around in or just enjoy and relax.

Agents Note; The property benefits from solar panels





Tax Band: D

Council: Stratford

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



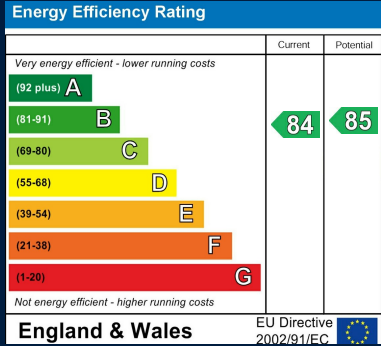
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49A High Street, Alcester, Warwickshire, B49 5AF
Tel: 01789 868587 Email: alcester@jeremymcginns.com
www.jeremymcginns.com

Map



Energy Performance



Jeremy McGinn & Co