



4 Bed Detached | Back Lane, Lower Quinton | £550,000

Description

Nestled in the picturesque village of Lower Quinton, this stunning 4-bedroom detached home offers the perfect blend of modern living and countryside charm. Lower Quinton is a sought-after village known for its friendly community, beautiful landscapes, and proximity to the historic town of Stratford-upon-Avon. Residents can enjoy a peaceful rural lifestyle while benefiting from easy access to local amenities and excellent transport links.

Ground Floor

Upon entering the property, you are greeted by a spacious hall that leads to a generous lounge area, ideal for relaxation and family gatherings. The modern kitchen/breakfast room is well-equipped and opens to a convenient utility room. Adjacent to the kitchen, you'll find a dining/study area, perfect for entertaining or working from home. A handy WC and a storage room complete the ground floor layout.

First Floor

The first floor features a gallery landing that leads to four double bedrooms, offering ample space for a growing family. The main bedroom boasts an en-suite bathroom for added privacy and convenience. Three additional bedrooms and a family bathroom ensure comfort and functionality for all household members. All bedrooms feature generous built-in wardrobes.

Outside

The part-walled west-facing rear garden is laid to



- 4 Double Bedrooms
- 2 Bathrooms
- Built-in Wardrobes
- Double Garage
- 2 Reception Rooms
- Downstairs Cloakroom
- Village Location

lawn with gated access leading to the driveway and a personnel door to garage.

Garage

A detached double garage provides secure parking and additional storage space, measuring 5.00m x 5.00m, ideal for multiple vehicles or as a workshop.

Driveway

Parking for up to 4 vehicles.

Location

Lower Quinton is a charming village that offers a tranquil escape from the hustle and bustle of city life. It features a local primary school, a village pub, and beautiful walking trails, making it an ideal location for families and outdoor enthusiasts. The nearby town of Stratford-upon-Avon, famous for its Shakespearean heritage, provides a wealth of cultural and recreational opportunities, along with excellent shopping and dining options.

This property represents a rare opportunity to acquire a family home in a highly desirable location. Early viewing is recommended to fully appreciate all that this wonderful home and village have to offer.

Additional Information

We are informed by the vendor that the property is freehold and benefits from mains electricity and drainage. Heating is by oil fired central heating. We are advised that there is an additional strip of land adjacent to the garden which is owned by



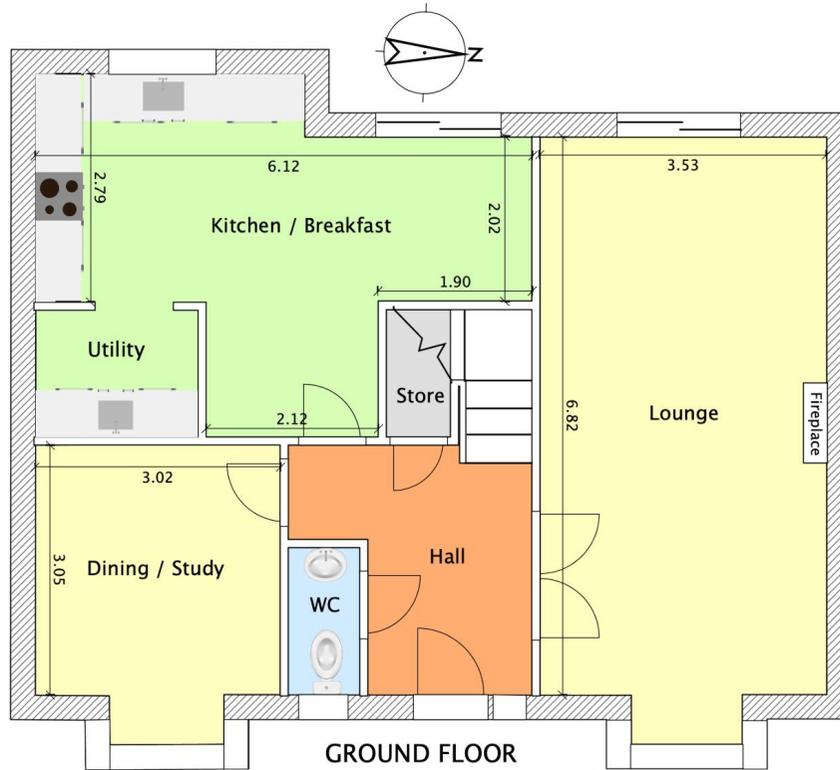
Key Kennedys

Oxford University (for research purposes) but is allowed to be enjoyed by the home-owner. All information should be checked by your solicitor prior to exchange of contracts. Council Tax Band F with Stratford on Avon District Council.

Disclaimer: These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems.







Approximate Gross Internal Floor Area 1,435 ft²
 Indicative floor plans for illustration purposes only

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

CONTACT US

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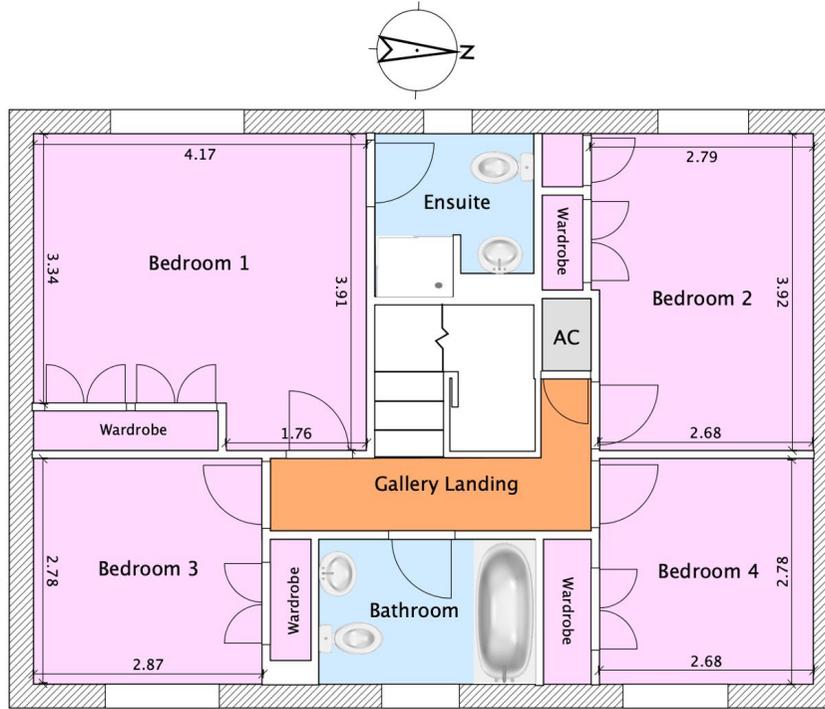
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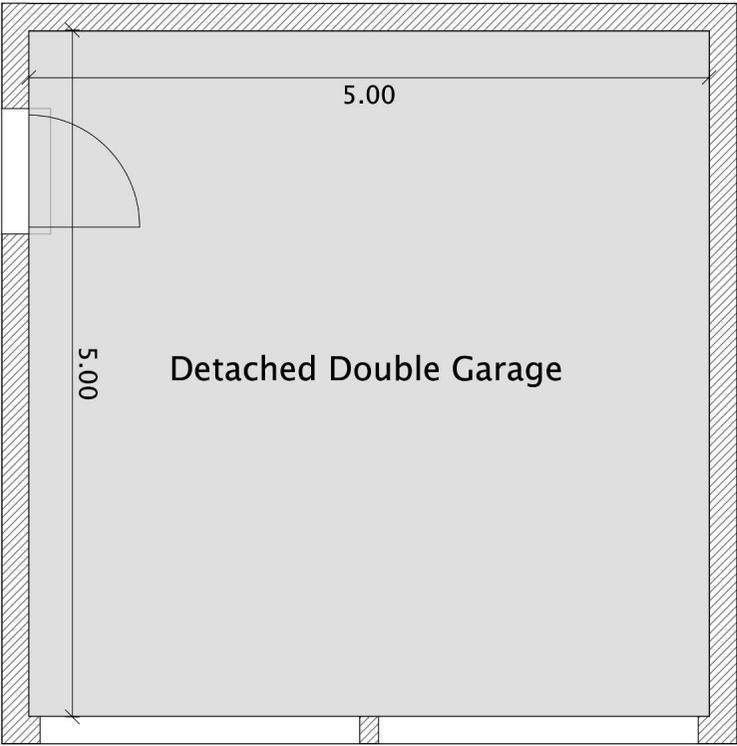
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FIRST FLOOR

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