



4 Bed Detached | Newbury Drive, Stratford upon Avon | £650,000



## Description

This spacious four-bedroom detached home in Stratford-upon-Avon, within walking distance of the town centre, is offered with no onward chain, making it a fantastic option for those looking for a smooth, hassle-free move.

Upon entering the hallway, you'll find a large dining room to the left, ideal for formal dining or gatherings, and a generously sized lounge at the rear that opens out to the private garden. The kitchen/breakfast area, complete with an adjoining utility room, offers plenty of space for everyday meals and storage. A handy downstairs WC and a store room complete the ground floor.

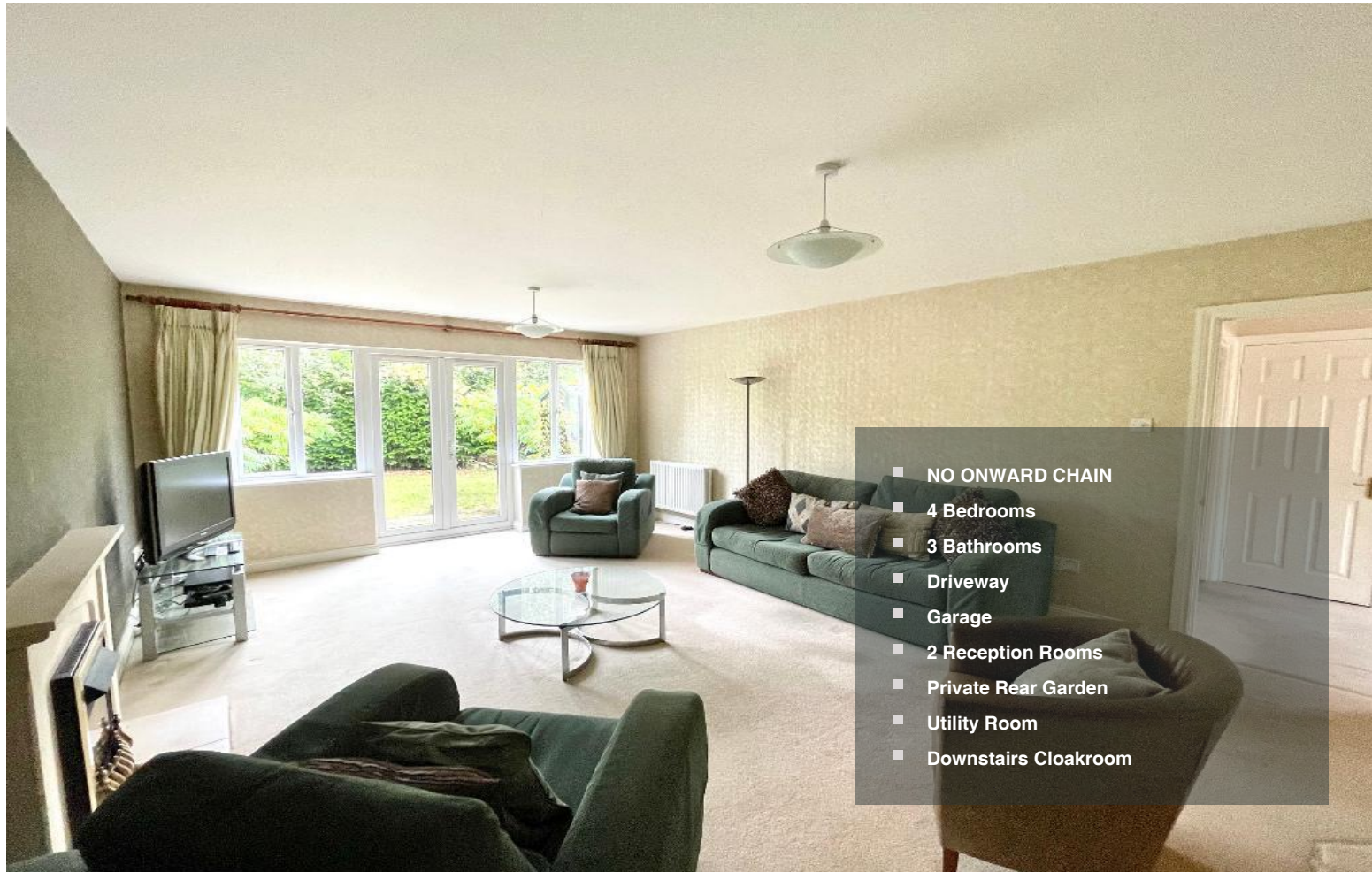
Upstairs, the property features a gallery landing leading to four well-proportioned bedrooms. The principal and second bedrooms both include built-in wardrobes and their own en-suite bathrooms, offering convenience and privacy. Two further bedrooms share the spacious family bathroom.

Outside, the property benefits from a private rear garden, perfect for outdoor relaxation, and a front garden with a garden shed for extra storage. There is driveway parking for two cars as well as a garage.

Situated in the historic town of Stratford-upon-Avon, renowned for its cultural heritage and Shakespearean history, this home offers the perfect blend of space and convenience. The town centre, with its variety of shops, restaurants, and cultural attractions, is just a short walk away.

### Additional Information

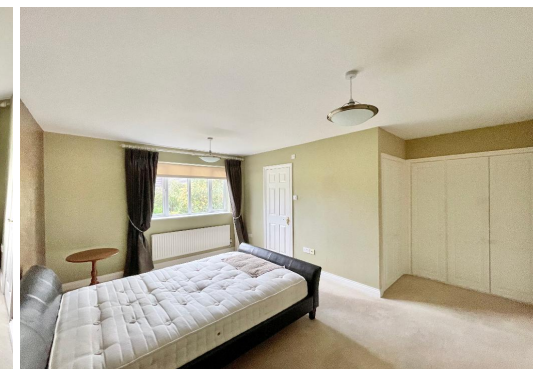
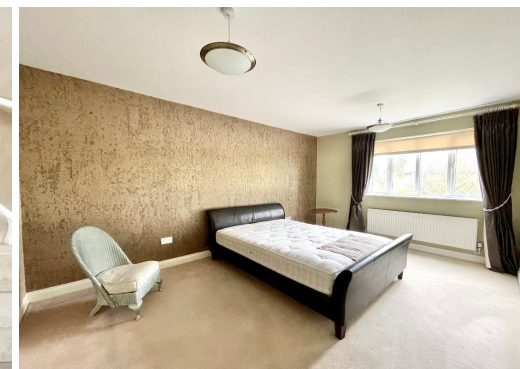
We are informed by the vendors that the property



- NO ONWARD CHAIN
- 4 Bedrooms
- 3 Bathrooms
- Driveway
- Garage
- 2 Reception Rooms
- Private Rear Garden
- Utility Room
- Downstairs Cloakroom



is freehold and benefits from mains gas, electricity and drainage. Council Tax Band G with Stratford on Avon District Council. All information should be checked by your solicitor prior to exchange of contracts.



**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 1,633 ft<sup>2</sup> (excl Garage)  
Indicative floor plans for illustration purposes only

### Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84   B
69-80	C	76   C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

## CONTACT US

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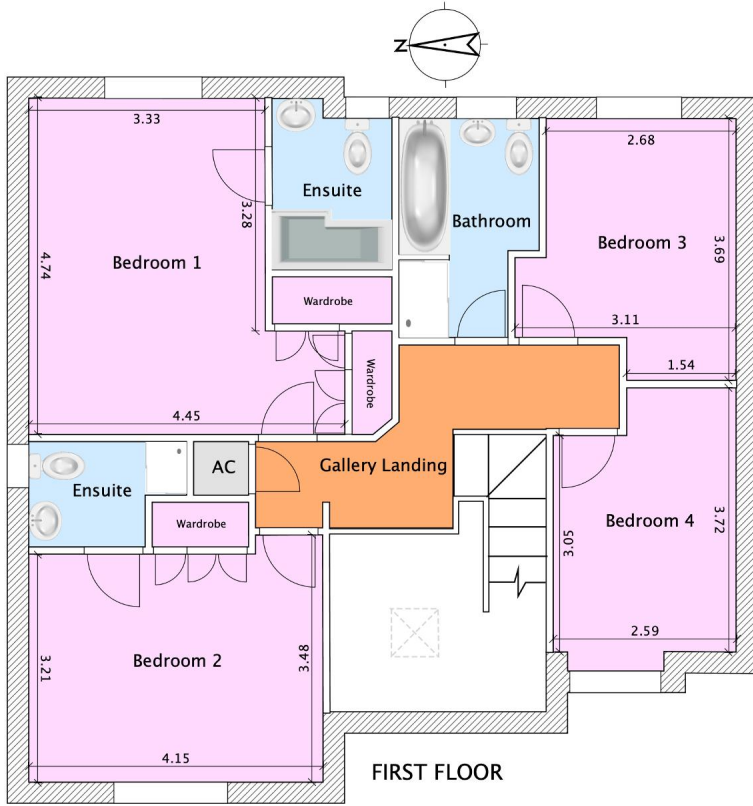
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