



2 Bed Maisonette | Bordon Place, Stratford upon Avon | Offers Over £275,000

Description

This spacious and extended 2-bedroom ground floor maisonette offers an attractive blend of generous living space and convenience, along with a share of freehold. The property boasts driveway parking for two cars and a private 70 ft rear garden, exclusively for the owner's use.

At the heart of the home is the expansive open-plan kitchen, dining, and family room, perfect for both entertaining and day-to-day living. The room opens into a conservatory that leads directly into the garden, providing a lovely space to relax or enjoy outdoor dining.

Bedroom 1 features an en-suite WC for added comfort and privacy, while Bedroom 2 is another good-sized room. The property also includes a separate dining room/study, offering flexible options for additional living or workspace.

This charming property, with its spacious layout and exclusive outdoor space, presents an ideal opportunity for single-level living in a comfortable and private setting.

Additional Information

We are informed by the vendor that the property has a share of the freehold and benefits from mains gas, electricity and drainage. All information should be checked by your solicitor prior to exchange of contracts. Council Tax Band B with Stratford on Avon District Council.



- Ground Floor Maisonette
- Share of Freehold
- Parking for 2 Cars
- 70ft South Facing Private Garden
- 2 Bedrooms
- Fabulous Kitchen/Diner/Family Room
- Conservatory
- Walking Distance to Town Centre



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.





Indicative floor plans for illustration purposes only
Approximate Gross Internal Floor Area 840ft² / 78m²

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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