



148 Alcester Road
Stratford-upon-Avon | Warwickshire | CV37 9DR

FINE & COUNTRY

Accommodation summary

Elegantly positioned just moments from the historic town centre of Stratford-upon Avon, this generous five-bedroom residence offers an exceptional blend of comfort and convenience. With its spacious living space, the home has been thoughtfully extended to include an open-plan kitchen and family room that seamlessly connects to a beautifully landscaped garden. Its prime location, coupled with its sophisticated design, makes it an ideal choice for those seeking an elegant and functional living experience in one of the country's most picturesque towns.

Upon entering, the hallway leads to an inviting living room featuring a large bay window that fills the space with natural light, creating a warm and welcoming atmosphere. The heart of the home is undoubtedly the extended kitchen and family room—a sophisticated open-plan space designed for both everyday living and entertaining. The bi-fold doors seamlessly open to the beautifully landscaped rear garden, further enhancing the flow between indoor and outdoor living. The kitchen is equipped with high-end finishes and is complemented by a utility room, cloakroom, and a dedicated study for convenience.

The first floor features three generously proportioned bedrooms, including a master suite with a stylish ensuite bathroom. The family bathroom serves the additional rooms.

On the second floor, two further spacious bedrooms offer privacy and comfort, along with an additional bathroom.

















Externally, the property is set within an impressive 145-foot garden, offering an expansive outdoor space. From the kitchen, a paved patio provides the perfect setting for outdoor dining and relaxation, leading onto a beautifully manicured lawn bordered by mature shrubbery and fencing. A charming pathway leads to a fully insulated home office or studio, offering an adaptable space for a range of uses, from professional work to creative endeavours.

This exquisite family home combines elegant living spaces, exceptional attention to detail, and an outstanding location, making it an ideal choice for buyers seeking both style and functionality.





Tenure: Freehold | Council Tax Band: D | EPC Rated: C

Services, Utilities & Property Information

Utilities – Mains drainage, water, gas and electricity.

Tenure - Freehold

Construction Type – Standard – brick & tile

Council Tax – Stratford-on-Avon District Council.

Council Tax Band – Rated D

Parking – Driveway

Mobile phone coverage - 4G and 5G mobile signal appears to be available in the area. We advise you to check with your provider.

Internet connection - FTTH/FTTP Superfast fibre is connected. We advise you to check with your provider.

Viewing Arrangements

Strictly via the vendors sole agents Fine & Country on 01789 332 606

Website

For more information visit www.fineandcountry.com/uk/stratford-upon-avon

Opening Hours:

Monday to Friday

9.00 am - 5.30 pm

Saturday

9.00 am - 4.30 pm

Sunday

Appointments by arrangement



148 ALCESTER ROAD STRATFORD-UPON
AVON CV37 9DR
APPROXIMATE GROSS INTERNAL FLOOR AREA: 2238 SQ FT/ 208 SQ M



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Agents notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Whilst we carry out our due diligence on a property before it is launched to the market and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions. The responsibility for verifying aspects such as flood risk, easements, covenants and other property related details rests with the buyer. For a free valuation, contact the numbers listed on the brochure. Copyright © 2025 Fine & Country Ltd. Registered in England and Wales. Company Reg. No. 08775854, VAT Reg No 178445472. Registered Office: 5 Regent Street, Rugby, CV21 2PE. Printed 07.04.2025



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