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APARTMENT 6, SOUTH LYNN APARTMENTS, SHIPSTON ON STOUR

**APARTMENT 6
SOUTH LYNN APARTMENTS
LONDON ROAD
SHIPSTON ON STOUR
CV36 4EP**

Situated about 6 miles from Moreton in Marsh, 11 miles from Stratford upon Avon, 15 miles from Warwick (and M40 junction 15) and Banbury (M40 at junction 11).

An exclusive gated development in central Shipston-on-Stour, comprising just six luxury two-bedroom and three-bedroom apartments priced from £595,000. The homes include ground-floor apartments with private gardens and refined first-floor apartments including two duplex penthouses — all designed with modern living in mind

Viewing:
Seccombes Estate Agents, Shipston on Stour
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Shipston on Stour, a historic former market town with an attractive Georgian centre, is situated in the undulating South Warwickshire countryside.

The town is a busy local centre with good shopping, schooling and recreational facilities serving its own population and a number of surrounding villages.

There are grammar schools locally at Alcester and Stratford upon Avon. The larger centres of Stratford upon Avon, Banbury, Oxford, Warwick and Leamington Spa are easily accessible.

Apartment Six provides 1,270 sq ft of ground-floor accommodation and benefits from its own private entrance. The hallway leads to two spacious bedroom suites, each featuring fitted wardrobes and a private en-suite.

At the core of the home, the open-plan kitchen, dining and living area connects via a 3-metre-wide aluminium bi-fold door to a private rear garden with a tiled patio and turfed lawn. Underfloor heating, high ceilings and aluminium double glazing create a bright and contemporary feel.

Air filtration and two parking spaces within the oak-framed car ports — including an integrated EV charging point —



along with a 999-year lease and share of freehold, provide the practical advantages expected of a quality new home.

Buyers reserving early can also tailor aspects of the kitchen, bathrooms and garden, choosing finishes and details to suit their personal style, with completion scheduled for Spring 2026.

GENERAL INFORMATION

- New-build with 10-year structural warranty
- Air-source heat pumps and underfloor heating throughout
- Secure gated development
- Oak-framed carport with EV charging point
- 999-year lease and share of freehold
- Filtered air ventilation system
- Engineered hardwood flooring throughout

- Designer kitchens and en-suite bathrooms
- 3m aluminium bi-fold door opening to private rear garden with patio and turfed lawn
- Feature media wall with integrated electric fireplace

Directions

From the centre of Shipston, proceed around the one-way system heading south on the A3400. Continue along New Street into London Road and South Lynn Apartments are situated on the left after about 75 yards and opposite Callaways Road.

Postcode CV36 4EP

What Three Words/// logo.zinc.arching

IMPORTANT NOTICE

These particulars have been prepared in good faith and are for guidance only. They are intended to give a fair description of the property, but do not constitute part of an offer or form any part of a contract. The photographs show only certain parts and aspects as at the time they were taken. We have not carried out a survey on the property, nor have we tested the services, appliances or any specific fittings. Any areas, measurements or distances we have referred to are given as a guide only and are not precise.

MFF/S3257/F005/26.09.2025

Plot 6
South Lynn Apartments
London Road, Shipston-on-Stour

EST. **elevated** 2008
CONSTRUCTION



Ground floor plan

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