



SOUTHERN LANE  
STRATFORD-UPON-AVON CV37 6BH

# FOR STARTERS



OFFERS IN EXCESS OF  
£375,000

## MAIN COURSE

Nestled within a prestigious gated development in the heart of Stratford-upon-Avon, this exquisite 2-bedroom first-floor apartment with garage offers an unparalleled blend of luxury, convenience, and natural beauty.

As you step through the grand entrance, you're greeted by meticulously landscaped lawns that stretch out before you, providing a serene backdrop to your everyday life. The gated community ensures security and privacy, allowing residents to enjoy peace of mind.

Positioned to perfection, the apartment boasts a prime location overlooking these stunning lawns, offering a picturesque panorama from every angle. Its proximity to the renowned Royal Shakespeare Company (RSC) Theatre, just a leisurely 2-minute stroll away, ensures easy access to world-class entertainment and cultural experiences.

Upon entering the apartment, you're immediately struck by the sense of space and elegance, thanks to the tall ceilings that create an airy ambiance throughout. The living room serves as the heart of the home, featuring a captivating feature fireplace that adds warmth and character to the space, perfect for cozy evenings spent relaxing or entertaining guests.

The apartment offers two generously sized double bedrooms, each providing a tranquil retreat for rest and relaxation. The master



bedroom benefits from the same captivating views over a stunning courtyard, allowing you to wake up to the sight of lush greenery every morning.

The well-appointed kitchen is a chef's delight, offering modern appliances and ample counter space, with views also out to the beautiful courtyard.

For added convenience, the apartment includes a garage with parking, ensuring hassle-free access and storage for your vehicle.

In summary, this beautifully located 2-bedroom apartment offers a rare opportunity to experience luxurious riverside living in one of England's most historic and culturally rich towns. With its stunning surroundings, desirable amenities, and proximity to world-class entertainment, it truly epitomizes the epitome of sophisticated urban living.

## KEY INGREDIENTS



Tenure  
Leasehold



Council Tax  
Band - E



EPC  
Band -



N/A



Mains Services  
Gas, Electric & Water



Heating System  
Gas Central Heating



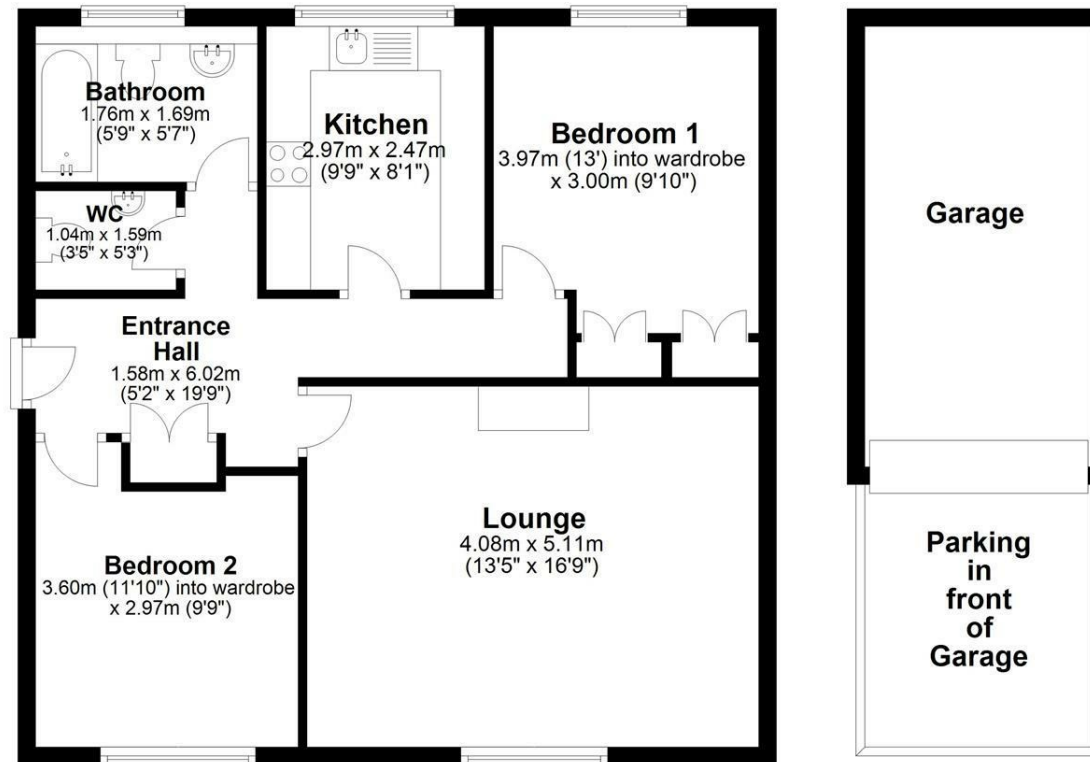
Stratford High  
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WHY NOT TAKE  
A LOOK INSIDE?  
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## First Floor Apartment

Approx. 65.2 sq. metres (701.8 sq. feet)



Total area: approx. 65.2 sq. metres (701.8 sq. feet)

Floor plans are intended to give a general indication of the proposed layout. Details and measurements within are not intended to form part any contract.  
Plan produced using PlanUp.

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