



Park Lane , Lower Quinton
Stratford-upon-Avon, CV37 8SP

Guide Price £325,000

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A chance to acquire a beautifully appointed, modern family home, situated in the village of Lower Quinton; a village benefitting from a wealth of local amenities including shop & post office, primary school, doctors and public house, whilst regular public transport services provide excellent access to Stratford upon Avon.

The property itself enjoys a private front aspect being well screened behind an interesting garden including numerous shrubs and hedging. The accommodation is well presented throughout and benefits from electric central heating & uPVC double glazing - Reception Hall with integrated storage, Guest Cloaks/WC, Living Room with French Doors, Completely re-fitted Dining Kitchen including integrated oven, combination oven/microwave, hob, extractor, dishwasher, Quooker boiling tap, washing machine & fridge/freezer together with a pantry cupboard & breakfast cupboard, Landing, Master Bedroom with 2 walk in wardrobes & re-fitted Ensuite, 2 further Bedrooms with built in wardrobes and Family Bathroom.

To the rear there is an enclosed patio style garden with gated access leading to 2 allocated parking spaces.





Tax Band: D

Council: Stratford on Avon District Council

Tenure: Freehold

Stratford-Upon-Avon - Internationally famous as the birthplace of William Shakespeare and home to the Royal Shakespeare Theatre attracts almost four million visitors a year. Stratford is also a prosperous riverside market town with fine restaurants and inns, a good choice of public and private schools and excellent sporting and recreational amenities.

Regular rail services to Birmingham make this an ideal place from which to commute whilst fast train services give access to London in a little over an hour from nearby Warwick Parkway. The M40 is with a 15 minute drive providing easy access to the excellent Midland motorway network along with Birmingham International Airport.

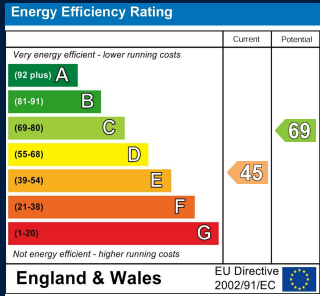
Floor Plan



Map



Energy Performance



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