



**Birmingham Road ,**  
Stratford-upon-Avon, CV37 0AX

Jeremy  
McGinn & Co 



## Offers Over £325,000



If space is your requirement then you really must view this mature end of terrace house which has been subject to considerable extension and re-modelling to create a genuinely spacious family home with particularly expansive living space including scope for a ground floor bedroom.

The property is ideally located within walking distance of the Maybird Centre whilst being readily accessible to the Town Centre itself and the A46 on the north side of Stratford.

The accommodation benefits from gas central heating and comprises - Vestibule Porch, Hallway, Sitting Room, Kitchen, Huge Open Plan Living/Dining Room, Snug/Ground floor Bedroom, Utility, Landing, 3 First Bedrooms, Re-fitted Bathroom and on the top floor there is a large Master Bedroom with Juliette Balcony and Ensuite.

There is parking on the front of the property whilst to the rear there is a good sized garden.







**Tax Band: C**

**Council:** Stratford upon Avon District Council

**Tenure:** Freehold

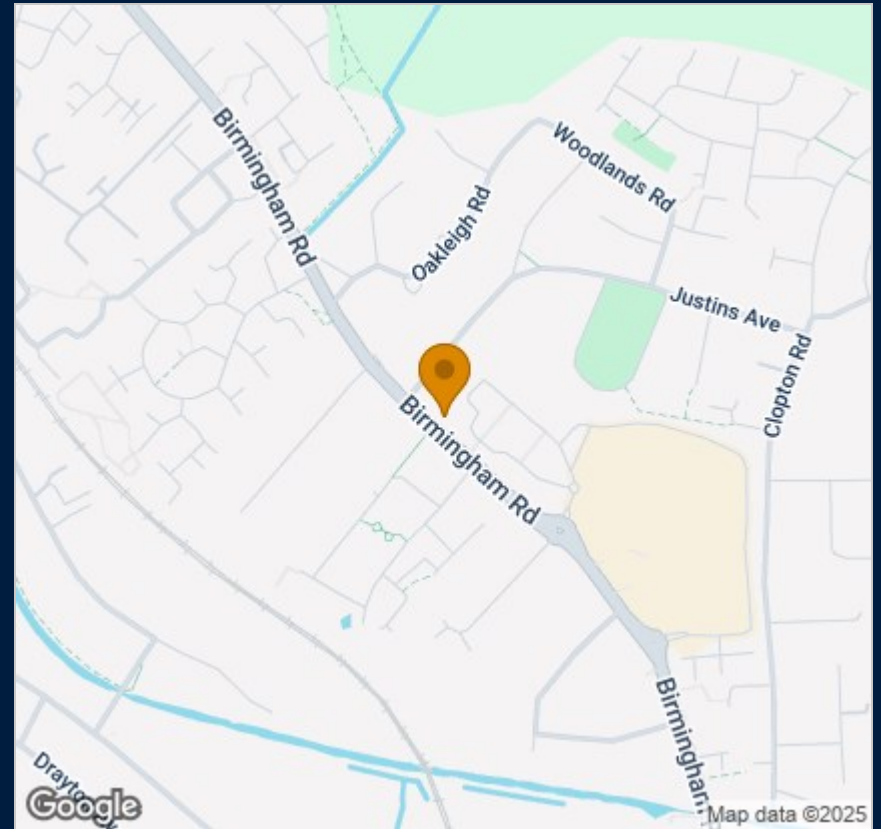
Stratford-Upon-Avon - Internationally famous as the birthplace of William Shakespeare and home to the Royal Shakespeare Theatre and attracts almost four million visitors a year. Stratford is also a prosperous riverside market town with fine restaurants and inns, a good choice of public and private schools and excellent sporting and recreational amenities. The town is ideally placed for access to the M40, other major road and rail networks, and Birmingham International Airport.



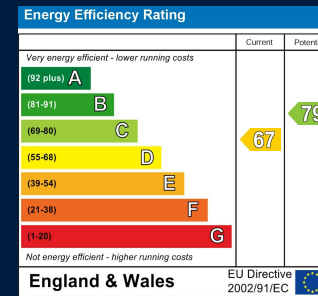
# Floor Plan



## Map



## Energy Performance



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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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