

Connells

Longfellow Road
Stratford-Upon-Avon

Longfellow Road
Stratford-Upon-Avon CV37 7PR

for sale shared ownership

£109,600







Property Description

Located within the ever-popular Trinity Mead development, this well-presented two-bedroom first-floor apartment offers modern and comfortable living accommodation and is available on a Shared Ownership basis.

The property comprises a welcoming entrance hallway leading through to a bright and spacious open-plan living area, providing ample space for both relaxing and dining. The modern kitchen is fitted with a range of wall and base units and offers practical workspace for everyday living.

The generous principal bedroom benefits from a private en-suite shower room, whilst the second bedroom is ideal as a guest room, nursery or home office. A separate contemporary family bathroom serves the remainder of the accommodation.

Further benefits include allocated parking, double glazing and gas central heating.

Trinity Mead remains one of Stratford-upon-Avon's most desirable residential locations, offering easy access to local amenities, highly regarded schools, riverside walks and excellent transport links. Stratford-upon-Avon town centre is within easy reach, providing an array of shops, restaurants, cafes and cultural attractions.

This property represents an excellent opportunity for first-time buyers seeking an affordable route into home ownership within a sought-after location.

Agents Note

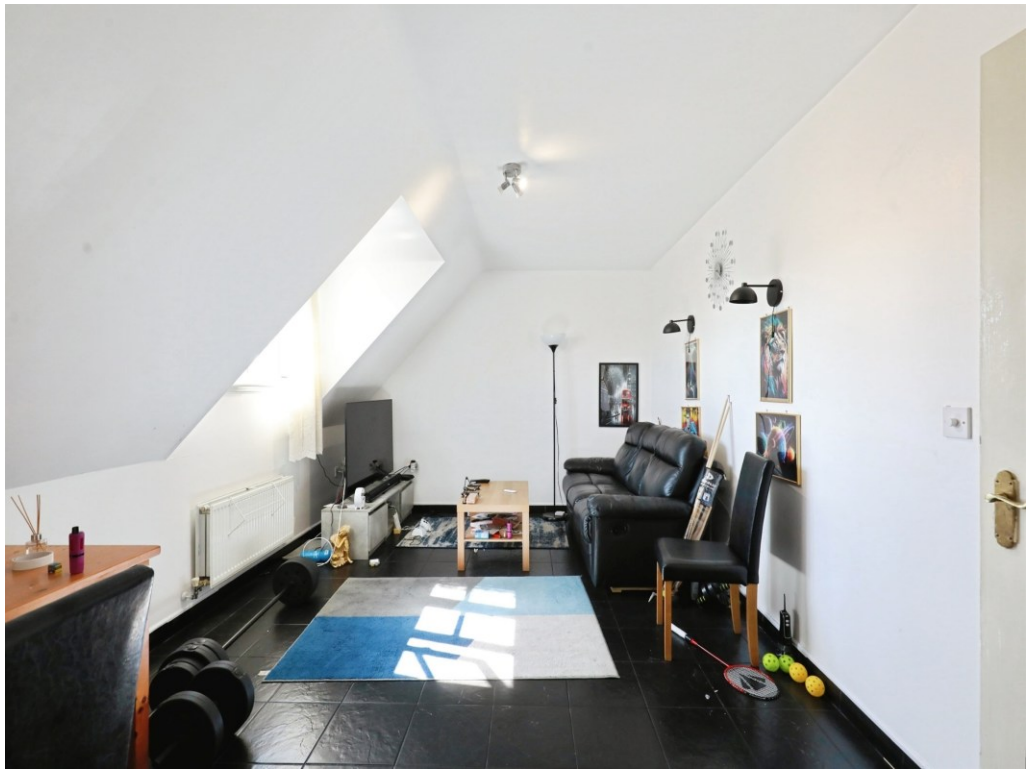
Property will be sold fully furnished.

Purchase price is for a 60% share.

Rent is £395 per calendar month.

Low service charges.

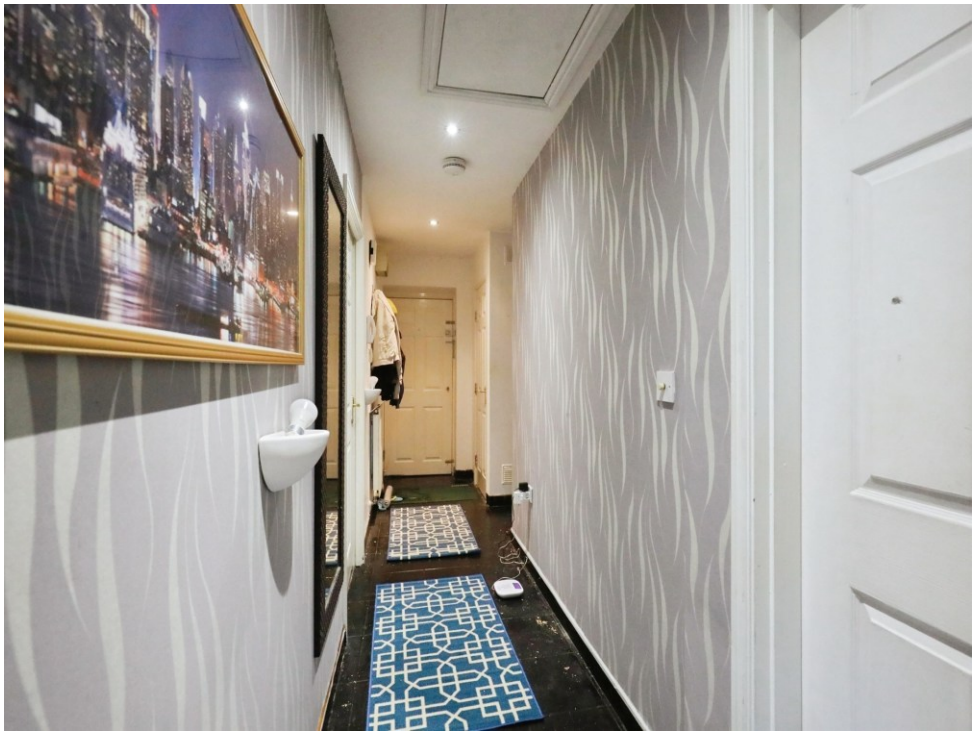
Brand new Worcester Bosch boiler with 7 years warranty remaining.







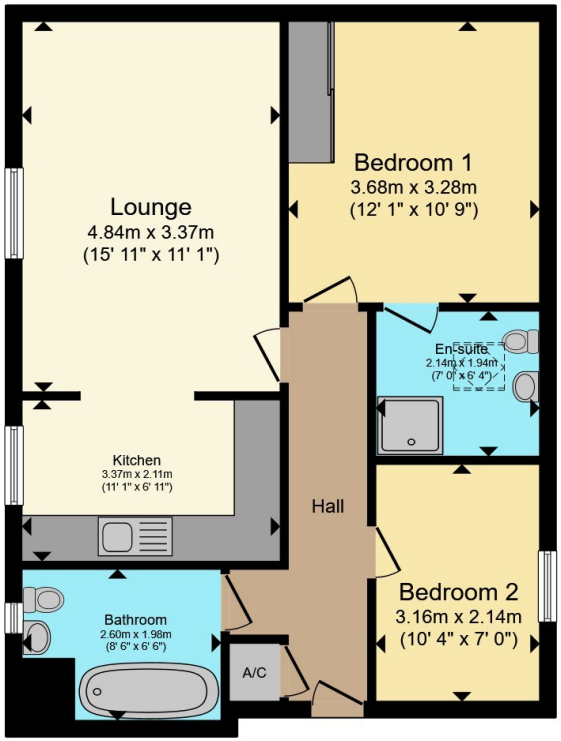












Total floor area 60.6 m² (652 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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E stratforduponavon@connells.co.uk

11B Meer Street
STRATFORD UPON AVON CV37 6QB

EPC Rating: C

Council Tax Band: C

Service Charge: 1440.00

Ground Rent: 240.00

Tenure: Leasehold

view this property online connells.co.uk/Property/STR108874

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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