



**Justins Avenue  
Stratford-Upon-Avon, CV37 0DF**

**Guide Price £257,000**

**GAO**  
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## MAIN FEATURES:

- **Well Maintained Mid Terrace House Currently Arranged as a HMO**
- **Fitted Kitchen/Breakfast Room**
- **Lounge/Diner/Bedroom**
- **Conservatory**
- **Three Bedrooms & Shower Room**
- **Good Size Rear Garden**
- **Off Road Parking for Multiple Vehicles**

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An excellent opportunity for landlord investors to acquire a well-maintained mid-terrace property currently arranged as a House in Multiple Occupation (HMO), situated in a sought-after residential area close to Stratford-upon-Avon town centre. This spacious home offers flexible accommodation comprising a modern fitted kitchen/breakfast room, lounge/diner or currently additional bedroom, a bright conservatory, and three further well-proportioned bedrooms served by a contemporary shower room. Outside, the property boasts a good-sized rear garden, ideal for low-maintenance tenants' use or potential outdoor upgrades. To the front, there is off-road parking for multiple vehicles, a highly desirable feature for shared living arrangements.

Located on Justins Avenue, the property enjoys excellent access to local amenities, good schools, and public transport links. Stratford-upon-Avon's historic town centre, with its vibrant mix of shops, restaurants, theatres, and cultural attractions, is just a short distance away. For commuters, there are convenient connections to the A46, M40, and regular rail services to Birmingham, Warwick, and London. This property represents a fantastic investment for landlords seeking a ready-made HMO with strong rental potential in one of Warwickshire's most desirable and consistently popular areas.

# MEET THE TEAM



Tom Cranenburgh



Lewis Foster



Ruby Richards



Ray Aguirre

We are here to help with any questions or information you need.

Are you looking for a solicitor or mortgage?  
We can help arrange an appointment - Get in touch.



This plan is for illustration purpose only and may not be representative of the property.

We have prepared these property particulars as a general, broad guide of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon. Lease details, service charges and ground rent (where applicable) and council tax etc are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

[www.getanoffer.co.uk](http://www.getanoffer.co.uk)

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Viewings: By appointment.

For further information contact us:

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We're Open:

8am – 8pm 7 days a week

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