



MAIDENHEAD ROAD, STRATFORD-UPON-AVON, CV37 6XY



73 Maidenhead Road

Offered for sale with no onward chain, this elegant, light and spacious five bedroom detached property presents a rare opportunity to acquire a distinguished family home in one of Stratford's most sought after areas. Perfectly placed to offer the very best of both worlds, this beautiful home is just a few yards from the picturesque Welcombe Hills, providing stunning countryside walks, while the historic town centre of Stratford-upon-Avon is a short stroll offering an excellent range of shops, restaurants, cafés and cultural attractions. Families are also well served, with a choice of highly regarded state and independent primary and secondary schools all within convenient reach.

73 Maidenhead Road has been cherished by the same family for over 40 years and has been lovingly maintained throughout that time. Now coming to the market for the first time in decades, it offers exceptional potential for its next owners to enjoy and make their own.

Approached through attractive brick pillars, the property enjoys a generous driveway surrounded by mature planting and providing access to the attached garage.

There is a welcoming reception hall with an elegant oak staircase which sets the tone for this beautiful home. The spacious living room features an attractive fireplace and opens into a delightful garden room with views across the mature garden. The separate dining room, breakfast room and kitchen with a range of fitted units, double oven, hob and space for appliances provide excellent family space, complemented by a guest cloakroom. On the first floor are five double bedrooms, including a principal bedroom with spacious en-suite bathroom, together with a family shower room and separate WC.

Outside, the rear garden is one of the property's most delightful features lovingly cultivated over many years and providing a paved terrace, ideal for entertaining, generous lawn, mature borders, rose garden, fruit bushes, vegetable plot and garden shed.









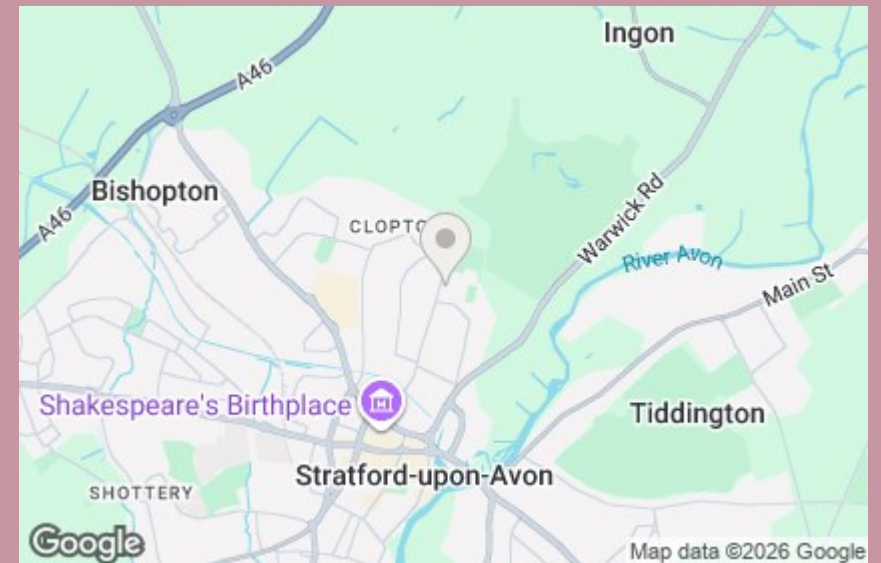
Area Overview

Maidenhead Road is ideally positioned for enjoying all that Stratford-upon-Avon has to offer, combining a well-established residential setting with convenient access to the town centre. Renowned across the world as the birthplace of William Shakespeare, Stratford-upon-Avon offers an appealing blend of historic character, culture and modern-day amenities, with an attractive town centre of independent shops, cafés, restaurants and leisure facilities alongside the Royal Shakespeare Theatre and picturesque riverside surroundings.

For families, the area is particularly well served, with a number of well-regarded schools nearby, including Thomas Jolyffe Primary School, which is approximately 300 metres from the property, while King Edward VI School is also within easy reach. The town also provides an excellent choice of green spaces to enjoy, such as the Recreation Ground, Bancroft Gardens and Stratford Parks.

The town's railway station provides regular services to Birmingham and connections across the wider rail network, while Stratford Parkway offers an additional rail option on the edge of the town. For those travelling by road, the A46 provides direct access towards Warwick and Coventry and connects with the M40 at Junction 15, giving convenient routes towards Birmingham, Oxford and London, as well as the wider motorway network. Birmingham Airport is readily accessible by road and rail.

With its combination of historic charm, excellent schooling, extensive amenities, attractive open spaces and strong regional connectivity, Stratford-upon-Avon remains one of Warwickshire's most desirable places to live. Indeed, the town was named among The Times' best places to live in the UK for 2026, highlighting its blend of community, culture, education and quality of life.





Key Features

- FOR SALE WITH NO ONWARD CHAIN
- An elegant, spacious, five bedroom detached home in a much sought after location
- Well maintained and neatly presented throughout
- A few yards from the beautiful Welcombe Hills and countryside walks
- Just a short stroll into Stratford upon Avon town centre and local amenities
- Conveniently situated for local schools
- Beautiful well-stocked mature garden
- Five double bedrooms, two bathrooms, four reception rooms
- Garage and parking for several cars

Declaration of associated interest: In accordance with the estate agents act 1979 we declare this property is being sold by a person or persons connected to Etta James.



5



2



4



E



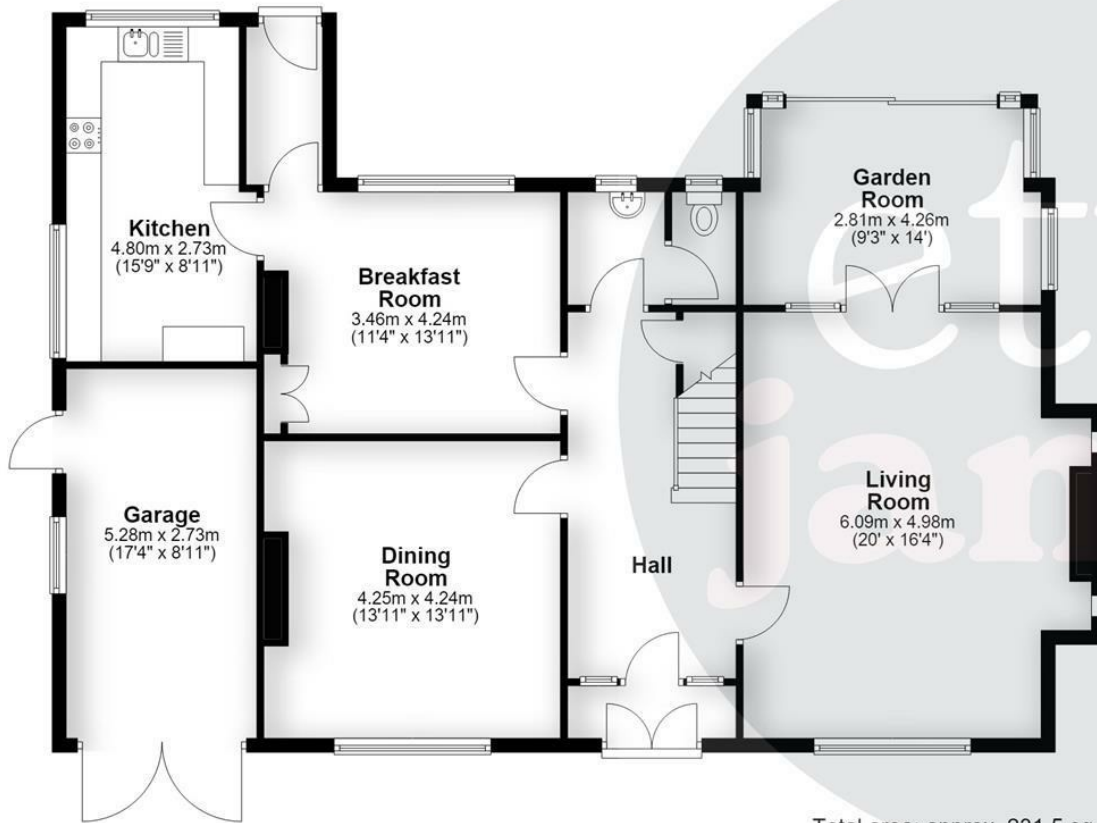






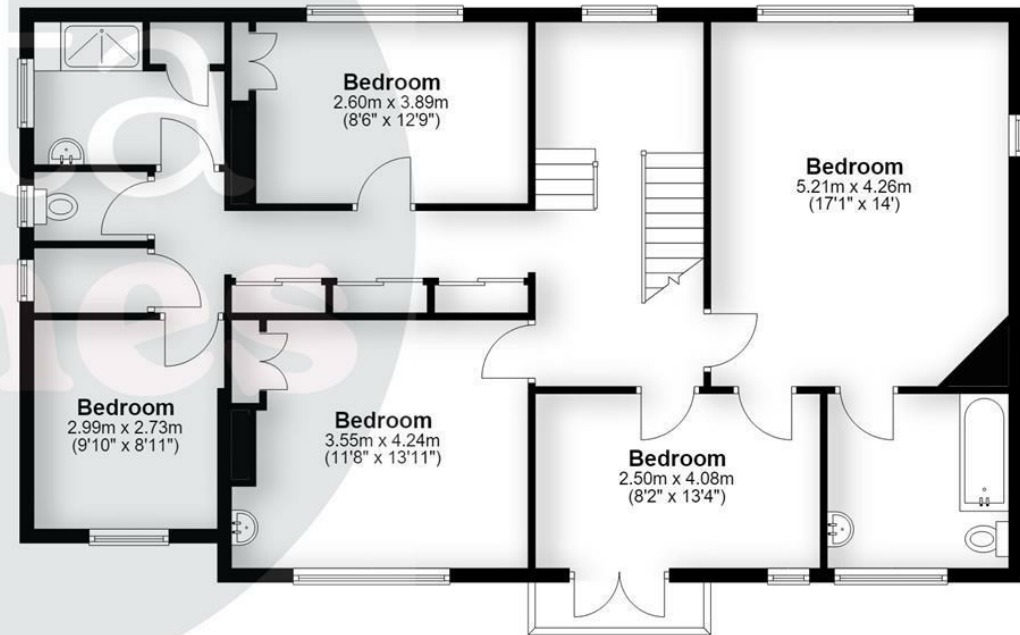
Ground Floor

Approx. 124.3 sq. metres (1338.2 sq. feet)



First Floor

Approx. 107.2 sq. metres (1153.8 sq. feet)
(excluding Balcony)



Total area: approx. 231.5 sq. metres (2492.0 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact

To book a viewing please call 01926 898080 and choose option 2 or email sara@ettajames.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only and buyers should seek independent legal advice. All measurements are approximate and are for general guidance purposes only and should not be relied upon by potential buyers. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties. Please contact the office before your appointment if there is a point which is of particular importance to you to check the information prior to traveling.

