



Connells

79 Avon Estates Warwick Road
Stratford-Upon-Avon



Property Description

Positioned within the desirable Avon Estates at Avon Caravans, this well-presented holiday home provides an excellent opportunity for those seeking a peaceful retreat with easy access to local amenities. The site is open for 10 months of the year, allowing owners to enjoy extended use across multiple seasons.

The property offers bright, comfortable accommodation throughout, designed to maximise space and natural light. The layout is ideal for both relaxing weekends and longer stays, while the surrounding area offers riverside walks, transport links and the attractions of Stratford-upon-Avon town centre, all within easy reach.

Externally, the home benefits from a decked seating area and convenient nearby parking, making it both practical and enjoyable for owners and guests alike.

Open Plan Living Area

The open-plan living area forms the heart of the home, combining lounge, dining and kitchen spaces into one welcoming environment. Thoughtfully arranged, this area is perfect for socialising and unwinding, with ample room for seating and dining furniture.

Bedrooms

The property offers well-proportioned bedrooms, each providing comfortable sleeping accommodation and storage. Designed with practicality in mind, they are ideal for family members or visiting guests.

Shower Room

The shower room is fitted with contemporary sanitary ware, including a walk-in shower, wash hand basin and WC, providing a clean and functional space for everyday use.

Outside Decking

Externally, the home benefits from a decked area, ideal for outdoor seating and enjoying warmer months. The space is perfect for alfresco dining or relaxing, with a pleasant outlook across the site.

Parking

Convenient parking is available nearby, ensuring easy access to the property for owners and visitors.









Total floor area 43.8 m² (471 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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11B Meer Street
 STRATFORD UPON AVON CV37 6QB

EPC Rating: Exempt
 Council Tax Band: A

Tenure:

view this property online connells.co.uk/Property/STR108774

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



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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