



DARLOW DRIVE
STRATFORD-UPON-AVON CV37 9DG

FOR STARTERS



OFFERS IN EXCESS OF
£229,950

MAIN COURSE

This fantastic two double bedroom apartment will suit an array of buyers. Whether you are a first time buyer, downsizer or investor, this property ticks all the boxes!

Nestled in a prime location in Stratford, this property boasts an ideal setting. Situated on a quiet residential street, yet within easy walking distance to the town centre and the train station, the location is a major advantage. The apartment is part of a small block of six properties and occupies the top floor.

The first thing that strikes you as you enter the property is how spacious the accommodation is; your eye is immediately drawn down the hallway into a huge lounge/diner that runs from the front to the rear with windows at both ends providing lots of light. At just over 21 ft long, there is plenty of room in here for a three piece suite and a large dining table.

The kitchen is in very good condition with integrated Neff appliances including a fridge/freezer, oven, hob and cooker hood, washing machine/dryer, dishwasher and microwave, so all you would need to bring is the kettle! There is plenty of work surface space and lots of cupboards for storage. The combination boiler is also cleverly hidden within a cupboard.

Both bedrooms are equally spacious, making this property suitable for those seeking a roommate or an investor. The main bedroom is a fantastic size and would easily accommodate a king-size bed and wardrobes, with the second bedroom being just as impressive in size. The en-suite shower room is in excellent condition and is fitted with a modern white suite, featuring a large walk-in shower. The main bathroom features a white suite with a bath.



The hallway boasts two sizable storage cupboards, perfect for housing cleaning equipment and an ironing board. There is an additional storage cupboard in the communal hallway.

Outside, at the rear of the property, you'll find a well-maintained communal garden with a lawned area and access to the parking area and garages. The property comes with one allocated parking space and a garage with power and lighting.

The lease has approximately 107 years remaining. We are advised the annual service charge is approximately £2200 per year, and the ground rent is £125 per year.

Offered for sale with no chain, this property presents an opportunity for a hassle-free purchase.



KEY INGREDIENTS



Tenure
Leasehold



Council Tax
Band - D



EPC
Band - C



N/A



All mains services
connected.



Heating System
Gas Combi



Shottery Primary

WHY NOT TAKE
A LOOK INSIDE?
GIVE US A CALL
01789 414222

Darlow Drive

Total Approx. Floor Area 96.46 Sq.M. (1038 Sq.Ft.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services systems and appliance shown have not been tested and no guarantee as to their operability or efficiency can be given.



Approx. Floor Area 1038.28 Sq.M. (96.46 Sq.Ft.)

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