



FOR STARTERS



ASKING PRICE
£550,000

MAIN COURSE

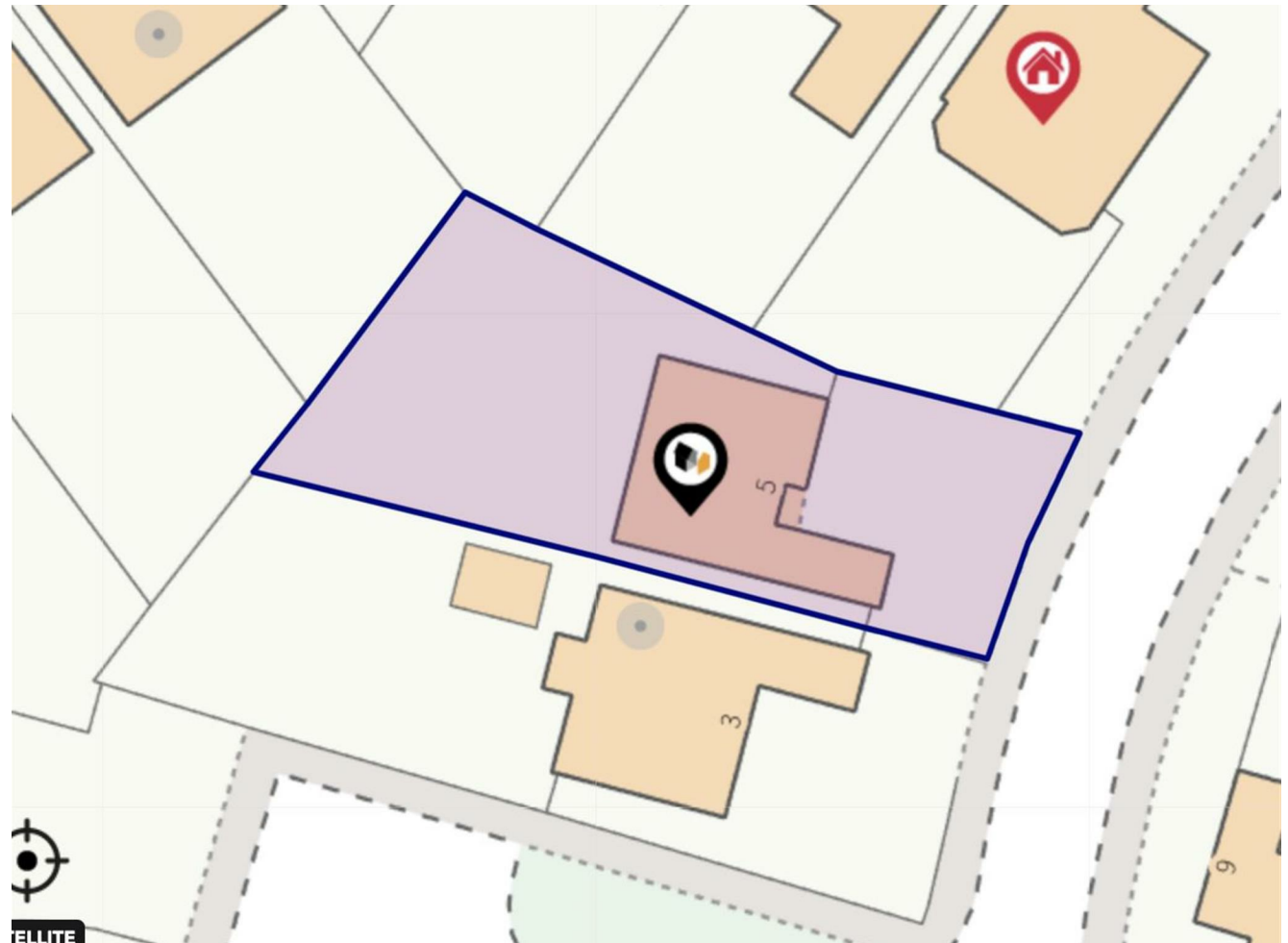
A home that's been loved for 30 years - now ready for its next chapter.

Set in one of Stratford's most desirable spots, just a short stroll from the Welcombe Hills, this four-bedroom detached home has all the ingredients for a long-term family base. It's the first time the property has come to market in three decades - a sign of how well it works as a home.

Ideal for family living, the property features a well-balanced layout comprising two generous reception rooms, a light-filled breakfast kitchen overlooking the beautifully maintained rear garden, a practical utility room, and a downstairs cloakroom. The first floor hosts a spacious main bedroom complete with en-suite, three further well-proportioned bedrooms, and a family bathroom.

This charming home is offered for sale with no onward chain, presenting a fantastic opportunity for buyers to personalise and update the property to their own taste and specification. While some cosmetic modernisation is required, the property's structure and setting offer excellent potential.

Externally, the west-facing rear garden has been meticulously maintained by the current owner, providing a private and tranquil outdoor space ideal for families and entertaining. Further benefits include a garage with an electric door, an electric vehicle charging point, and solar panels that contribute to the home's energy efficiency.



With its combination of prime location, generous accommodation, and scope for improvement, this property is a must-see for those looking to create a long-term family home in Stratford-upon-Avon.

KEY INGREDIENTS



Tenure
Freehold



Council Tax
Band - F



EPC
Band -



TBC



Mains Services

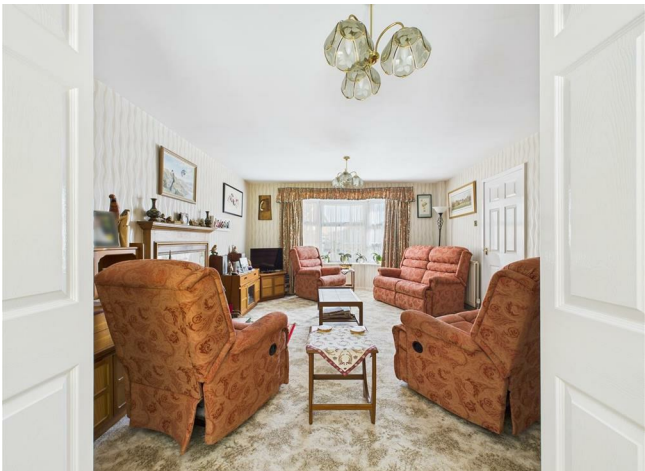


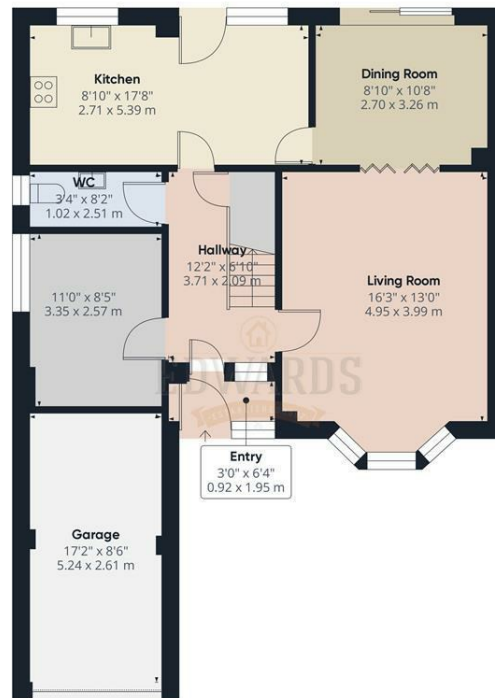
Heating System
TBC



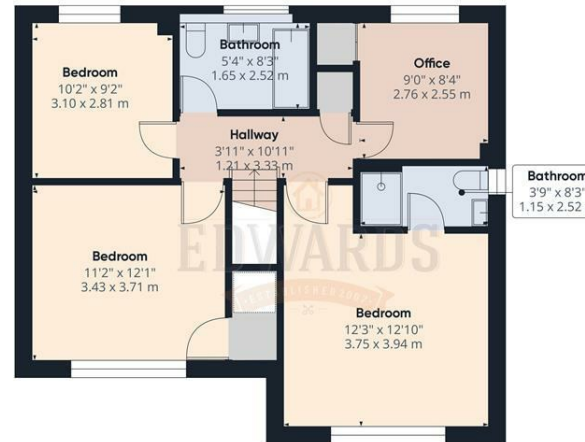
TBC

WHY NOT TAKE
A LOOK INSIDE?
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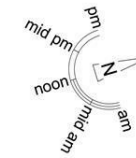




Floor 0



Floor 1



Approximate total area⁽¹⁾
1486.08 ft²
138.06 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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