



Guild Street ,
Stratford-upon-Avon, CV37 6RB

Jeremy
McGinn & Co 

Guide Price £200,000



A well presented top floor apartment situated in a great Town Centre location within a short stroll of numerous shops, cafés and restaurants as well as the world famous Royal Shakespeare Theatre.

The property is set in communal grounds and offers refurbished accommodation typical of this era with large picture windows allowing in plenty of natural light comprising: Communal Entrance Hall, Hallway with store off, Through Living Room, Fitted Kitchen, 2 Good Sized Bedrooms and Re-fitted Bathroom.

The property benefits from a garage situated in a block to the rear of the site and is being sold with vacant possession.





Tax Band: C

Council: Stratford on Avon District Council

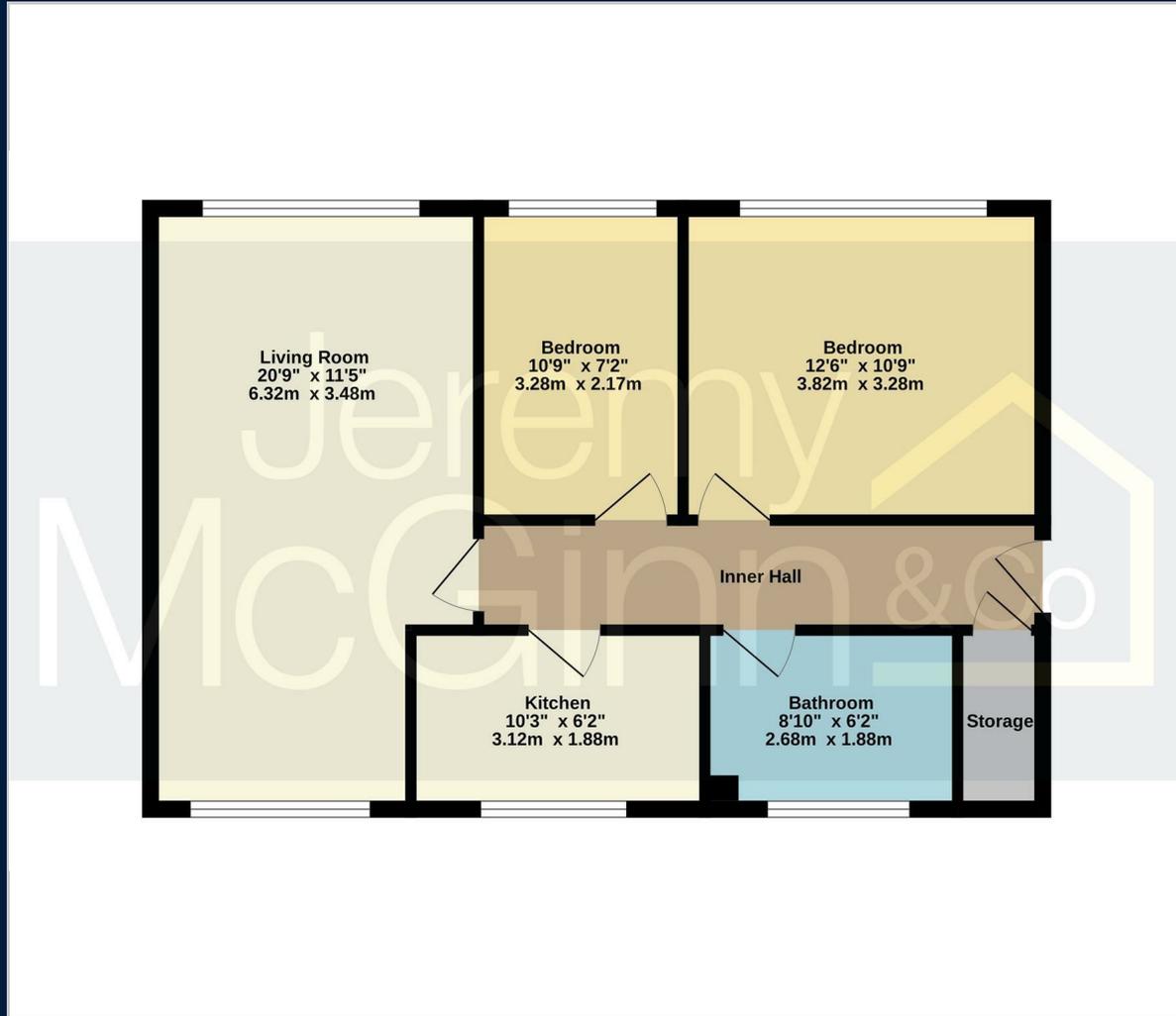
Tenure: Leasehold - Share of Freehold

Stratford-Upon-Avon - Internationally famous as the birthplace of William Shakespeare and home to the Royal Shakespeare Theatre attracts almost four million visitors a year. Stratford is also a prosperous riverside market town with fine restaurants and inns, a good choice of public and private schools and excellent sporting and recreational amenities.

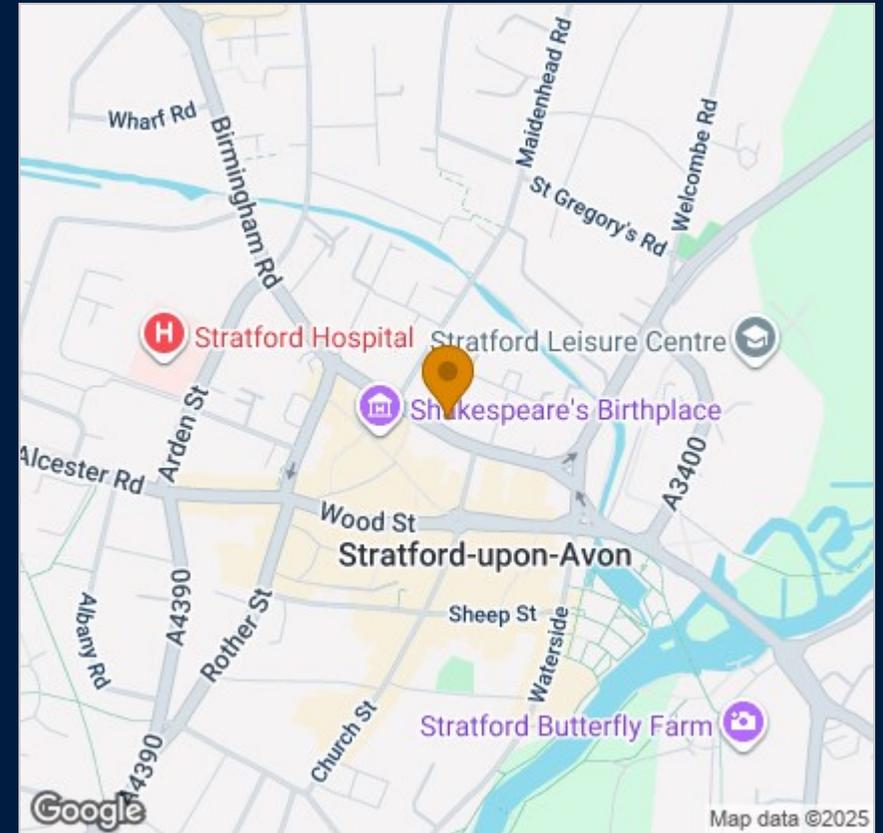
Regular rail services to Birmingham make this an ideal place from which to commute whilst fast train services give access to London in a little over an hour from nearby Warwick Parkway. The M40 is with a 15 minute drive providing easy access to the excellent Midland motorway network along with Birmingham International Airport.



Floor Plan



Map



Energy Performance

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	75	75
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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