

Monroe Devis Close, Tiddington

Stratford-upon-Avon, CV37 7DL

Jeremy McGinn &Co

Available at
Asking Price £545,000

4 2 2 B

A substantial double-fronted detached family home enjoying a delightful cul-de-sac setting in the highly sought-after village of Tiddington, with attractive open countryside views to the front.

Offering generously proportioned accommodation throughout, this spacious family home presents an excellent opportunity for purchasers looking personalise a property in a prime village location as the property would benefit from decorative improvement. Situated within easy reach of Tiddington's excellent local amenities, including a village shop, school, public house, restaurants and riverside walks, the property is also conveniently positioned for Stratford-upon-Avon and its extensive range of shopping, leisure and cultural facilities.

Benefitting from gas-fired central heating and double glazing, the well-planned accommodation comprises a welcoming reception hall, guest cloakroom/WC, and an exceptionally spacious living room with triple aspect windows providing an abundance of natural light. The full-depth dining kitchen is fitted with a range of units and integrated appliances, complemented by a useful utility room.

To the first floor, the landing gives access to four well-proportioned bedrooms, including an en suite shower room, together with a family bathroom serving the remaining bedrooms.

Outside, the property enjoys a part-walled rear garden offering excellent potential for landscaping, while to the front there is ample driveway parking for up to four vehicles leading to a generous garage. Combined with its enviable setting overlooking open land, spacious accommodation and outstanding potential for cosmetic enhancement, this is a superb opportunity to create a wonderful long-term family home in one of the area's most desirable villages.

This property is now being sold at a 100% share, having previously been shared-ownership with L&Q.



















Tax Band: G

Council: Stratford District Council

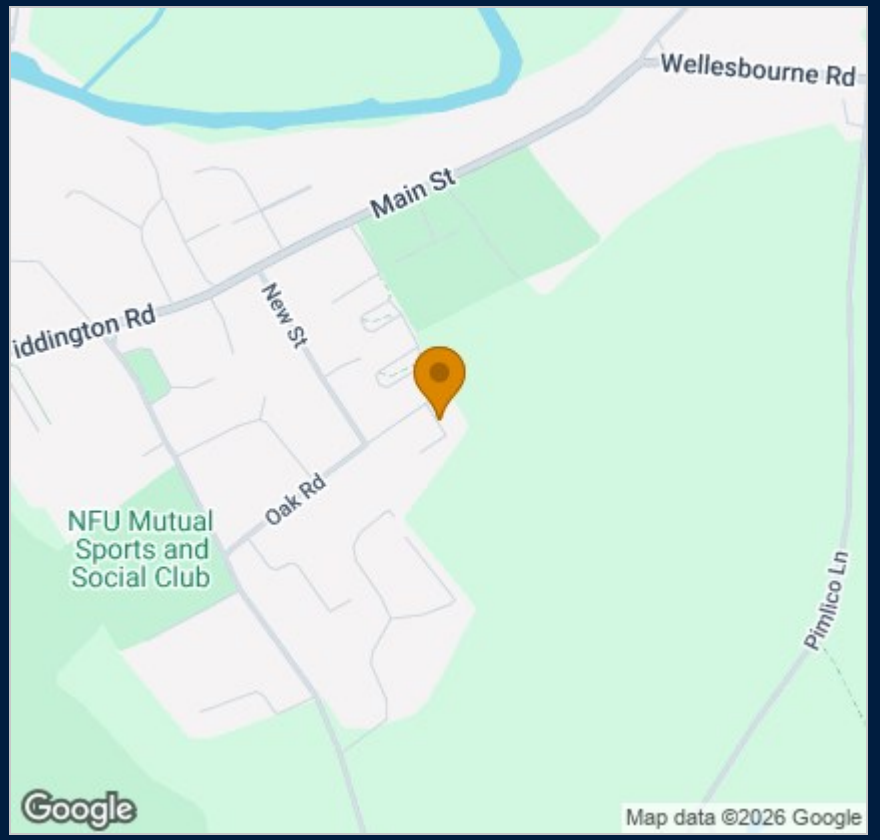
Tenure: Freehold

Stratford-upon-Avon, nestled in the heart of Warwickshire, is a charming and historic market town best known as the birthplace of William Shakespeare. Set along the picturesque banks of the River Avon, the town beautifully combines rich heritage with a vibrant, contemporary lifestyle. Its streets are lined with well-preserved Tudor buildings, independent boutiques, cafés, and restaurants, while cultural highlights such as the renowned Royal Shakespeare Theatre draw visitors from around the world. The town is also particularly well regarded for its strong educational offering, with a range of highly rated primary and secondary schools, including the renowned King Edward VI School and Stratford Girls' Grammar School. In addition the town benefits from excellent transport links, with regular rail services to Birmingham and London, as well as easy access to the M40 motorway, connecting to the wider Midlands and beyond. This makes Stratford upon Avon an ideal location for commuters seeking a more relaxed, picturesque setting without compromising on connectivity.

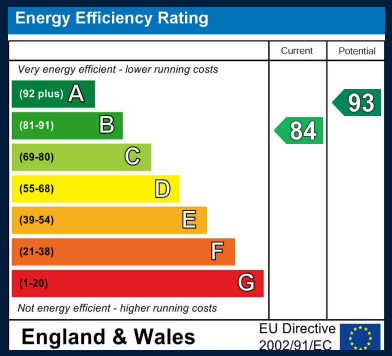
Floor Plan



Map



Energy Performance



Money Laundering Regulations – Identification Checks

In line The Money Laundering Regulations 2007, we are duty bound to carry out due diligence on all of our clients to confirm their identity. In line with legal requirements, all purchasers who have an offer accepted on a property marketed by Jeremy McGinn & Co must complete an identification check. To carry out these checks, we work with a specialist third-party provider and a fee of £25 + VAT per purchaser is payable in advance once an offer has been agreed and before we can issue a Memorandum of Sale.

Please note that this fee is non-refundable under any circumstances.

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