St. Peters Way ,
Stratford-upon-Avon, CV37 0RU

Jeremy McGinn &Co

Available at Guide Price £175,000

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For sale with No Onward Chain, a chance to acquire a spacious second floor apartment, situated in a popular location on the north side of Stratford this property enjoys excellent access to the Parkway railway station, A46 & The Maybird Centre in addition to the Town Centre itself.

The property offers well proportioned accommodation with gas fired central heating and uPVC double glazing - Communal Entrance Hall with entry-phone system, Hallway, Living Room, Kitchen with integrated oven & hob, 2 Bedrooms & Bathroom.

Outside, there is an allocated parking space.

We understand there is an unexpired lease term of approximately 103 years remaining, with a service charge of £1900 per annum and a ground rent of £150 per annum.

Tax Band: C

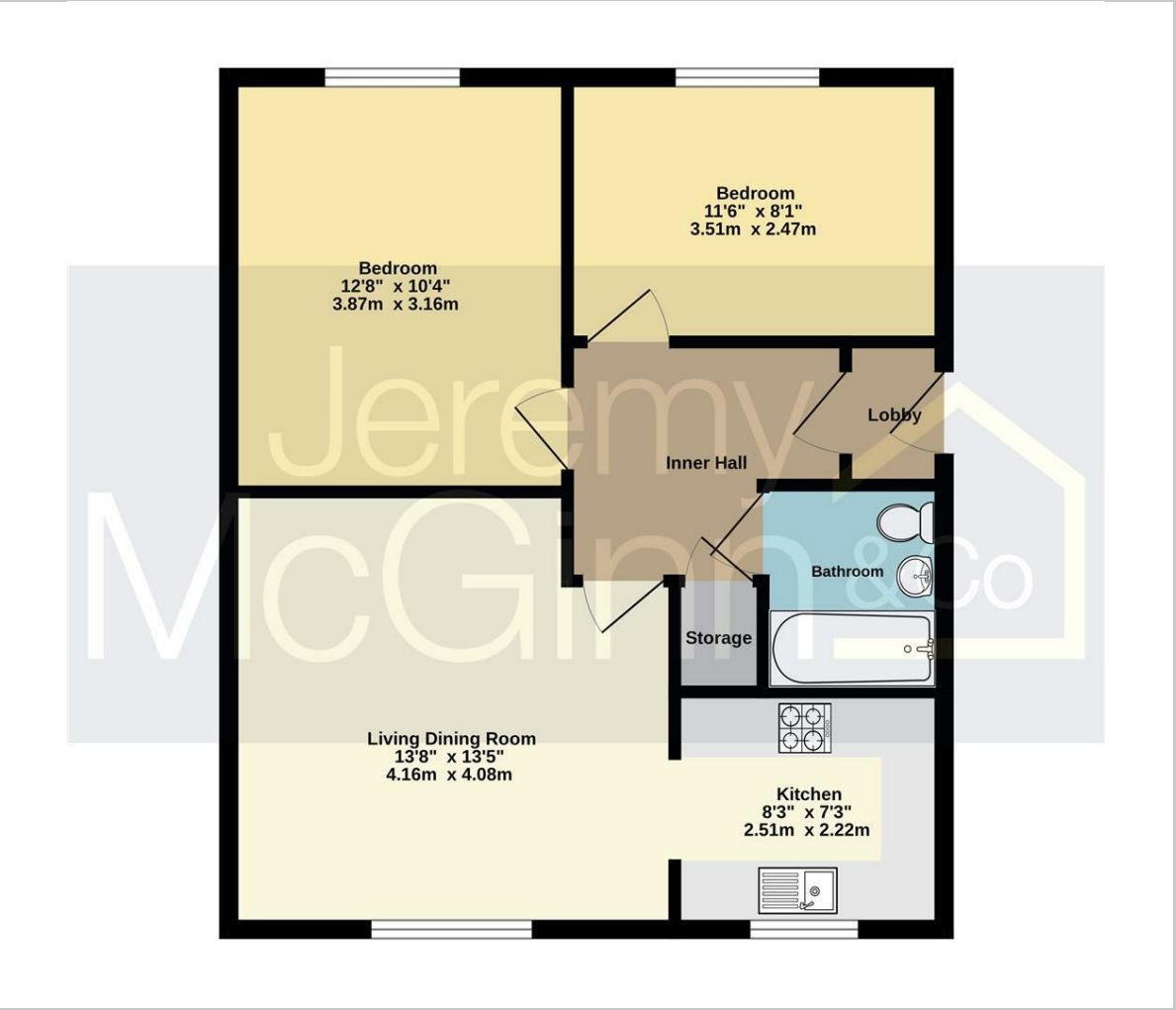**Council:** Stratford on Avon DC

Tenure: Leasehold

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.
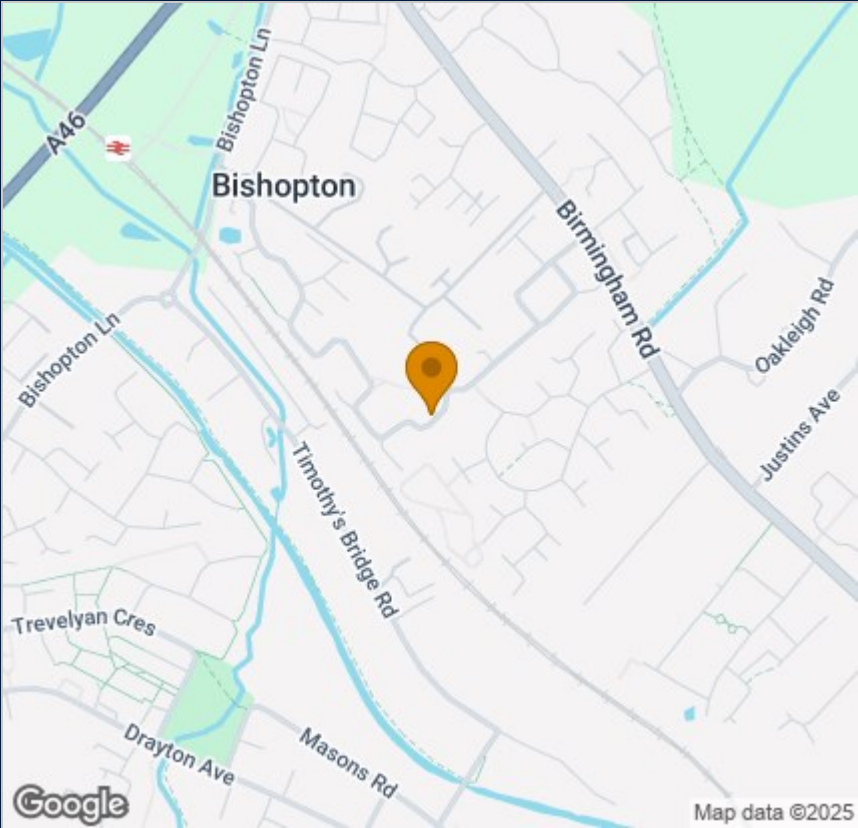
Floor Plan

Bedroom
12'8" x 10'4"
3.87m x 3.16m

Bedroom
11'6" x 8'1"
3.51m x 2.47m

Lobby

Inner Hall

Bathroom

Storage

Living Dining Room
13'8" x 13'5"
4.16m x 4.08m

Kitchen
8'3" x 7'3"
2.51m x 2.22m

Map

Bishopton

Energy Performance

Energy Efficiency Rating

		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		76	78
(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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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