



**Broad Street,**  
Stratford-upon-Avon, CV37 6HN

Jeremy  
McGinn & Co 

Available at  
Offers Over £650,000



A stunning double-fronted townhouse in the very heart of Stratford-upon-Avon, just a short stroll from an excellent selection of shops, cafés and restaurants, together with the world-renowned Royal Shakespeare Theatre.

This exceptional home has been comprehensively renovated and remodelled by the current owners with no expense spared, creating a beautifully presented and highly stylish residence perfectly suited to those seeking sophisticated town centre living.

The accommodation is entered via an inviting reception hall with attractive tiled flooring and a guest cloakroom/WC. To the front of the property is an elegant living room featuring a striking fireplace with log-burning stove, providing a warm and welcoming focal point. Opposite, a cosy snug offers an ideal retreat for reading, relaxation or entertaining.

Undoubtedly the heart of the home is the magnificent full-width dining kitchen, which exudes quality and contemporary style. Fitted with an extensive range of high-quality cabinetry, integrated appliances and generous dining space, the room is further enhanced by bi-fold doors opening directly onto the enclosed courtyard garden, seamlessly blending indoor and outdoor living. A useful utility cupboard is conveniently positioned off the kitchen.

To the first floor are three generous double bedrooms, including a superb principal bedroom with stylish en-suite shower room. The remaining bedrooms are served by a beautifully appointed family bathroom.





**Tax Band: D**

**Council: Stratford on Avon**

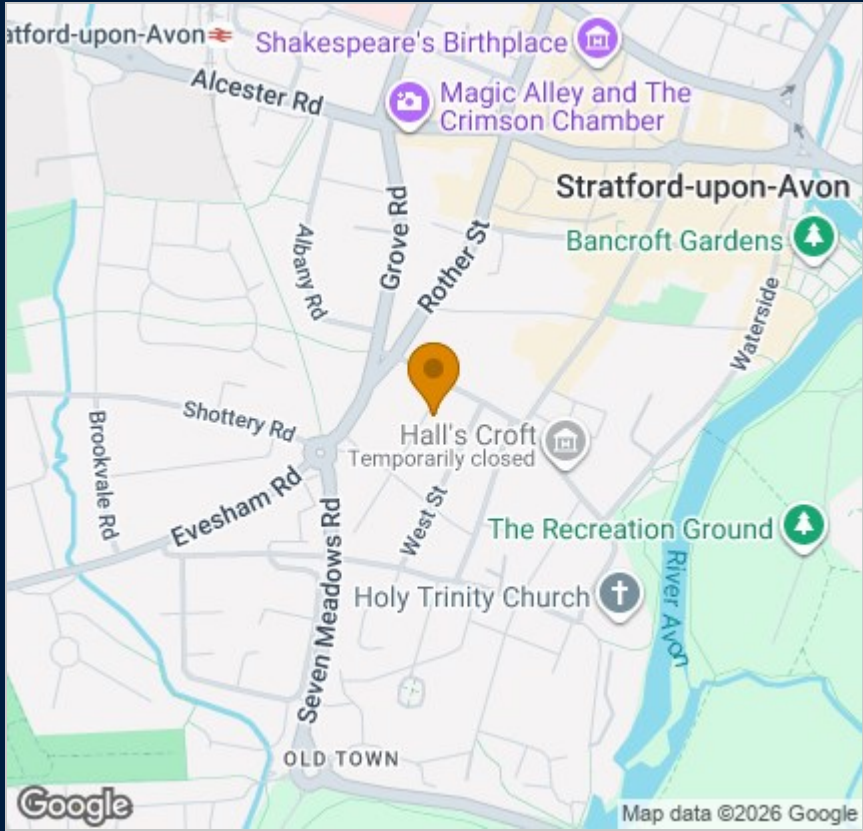
**Tenure: Freehold**

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.

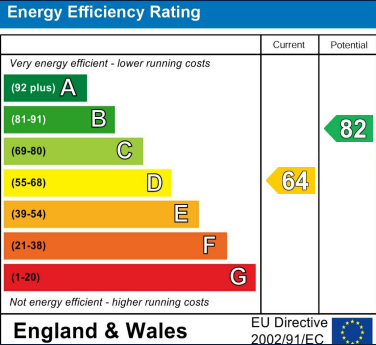
# Floor Plan



# Map



# Energy Performance



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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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