



Flat 4, Beadesert Park, Birmingham Road, Henley-In-Arden, Warwickshire, B95 5QB

This beautiful two bedroom apartment is situated in the sought after location of Beadesert Park, close to the Golf Club and Henley High Street. The apartment is located on the 1st floor and briefly comprises; Two double bedrooms, living room, dining Room, kitchen, bathroom, garage and ample parking. The property has been refurbished to a high standard and has an abundance of period features and stunning views throughout.

Henley in Arden is a picturesque, historic market town located along the A3400 and lies approximately 8 miles north of Stratford-upon-Avon and 9 miles south of Solihull. Henley in Arden is known for its tree lined High Street and variety of historic buildings. The property is situated within walking distance to all amenities which include, shops, post office, restaurants, public houses, doctors surgery, primary & secondary schools, dentist surgery and more. Henley also offers excellent transport links with its railway station providing links into Birmingham and Stratford-upon-Avon. Just a short distance away Warwick Parkway station has good train links direct to London Marylebone. Also situated within easy reach to the Midlands Motorway network, M40 and M42, M5 and M6.

£1,250 Per Month



JOHN EARLE

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Situated in an elevated Location to the north of Henley-in-Arden, Beaudesert Park is accessed via a road to the top of the hill where this lovely Grade 11 listed house is situated, originally built around 1850 and looks out over beautiful countryside views which surround the property.

With parking and garages to the side of the house, you enter via the rear door into a communal entrance hall. With stairs up to the 1st floor leading to Apartment Four. The front door opens into:-

Entrance Hall

Lounge

Dining Room

Kitchen

Bedroom One

Bedroom Two

Bathroom

Garage

Ample Parking

Additional Information

Services

Mains electricity, gas, water and drainage are connected to the property.

Council Tax

Stratford on Avon District Council - Band E

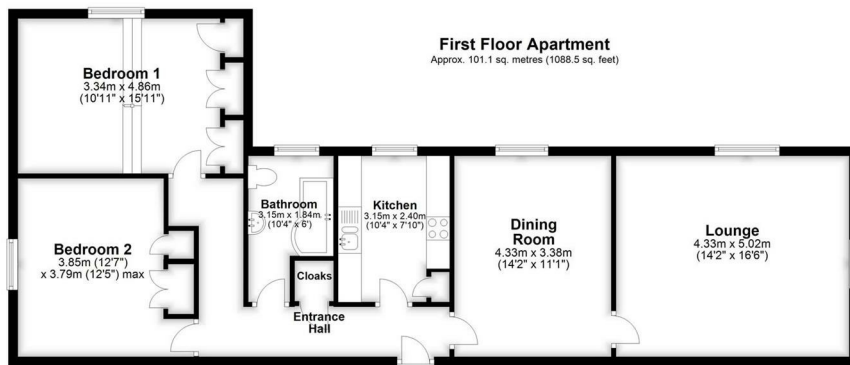
Viewing

Strictly by appointment only, through John Earle on 01564 794343

A dilapidations deposit is applicable, equivalent to 5 weeks rent - this will be registered with the TDS (www.tds.gb)

A holding deposit, equivalent to 1 weeks rent will be required upon application.

John Earle is a Trading Style of John Earle & Son LLP
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Total area: approx. 101.1 sq. metres (1088.5 sq. feet)

Floor plans are intended to give a general indication of the proposed layout Details within are not intended to form part any contract.
Plan produced using PlanUp.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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		
		58	77
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		
			79
			55

