



Vale Terrace | Bures | CO8 5EF

A three bedroom mid-terraced property within the popular village of Bures. The property benefits from large living room, kitchen with integrated fridge/freezer, off-road parking and garage with garden to the rear. The train station is within walking distance with links to London. Call now to secure a viewing.

£1,000 pcm

- Available July
- Off-Road Parking and Garage
- Three Bedrooms
- Rear Garden
- Rail Connections to London
- Close to Primary School

ENTRANCE HALL 14' 11" x 6' 0" (4.55m x 1.83m) Enter from the front door into hallway. Stairs ascending to first floor.

WC Low level WC and wash hand basin. Ladder radiator.

KITCHEN 11' 1" x 9' 4" (3.38m x 2.84m) An extensive range of floor and wall mounted cupboards including drawers and wine rack with worksurface over. Stainless steel sink. Built in fridge/freezer, fitted oven and hob with extractor hood over and space for a washing machine. Radiator. Bay window to front aspect.

LIVING ROOM 15' 9" x 13' 0" (4.8m x 3.96m) French doors to rear garden and further windows to rear aspect. Fire place with brick chimney breast. Two radiators.

LANDING Doors to all bedrooms and bathroom. Door to boiler cupboard. Radiator.

MASTER BEDROOM 14' 5" x 8' 5" (4.39m x 2.57m) Window to rear aspect. Radiator. Fitted wardrobes with vanity unit.

BEDROOM 2 11' 5" x 7' 10" (3.48m x 2.39m) Window to front aspect. Fitted wardrobes with mirrored doors. Radiator.

BEDROOM 3 9' 3" x 6' 10" (2.82m x 2.08m) Window to rear aspect. Radiator.

SHOWER ROOM 7' 5" x 5' 7" (2.26m x 1.7m) Fully tiled providing double shower cubicle, low level WC, hand basin with mixer tap and cupboards under. Wall mirror. Ladder radiator. Window to front aspect.

OUTSIDE The property fronts onto the pavement. The rear garden has a decked area leading to a small lawn and pathway to the gate. The garage is situated to the rear of the property with up and over door with one parking space in front.

Local Authority – Babergh District Council
Council Tax Band – D
Post Code – CO8 5EF

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

