

Summary

A stunning three bedroom Victorian terraced property situated within a highly sought after location close to Sudbury town centre. The property benefits from two reception rooms, kitchen and a family bathroom to the first floor. It further boasts a beautiful rear garden and paved front garden.

Description

Approximate Room Sizes

PORCH Entrance door into sitting room.

SITTING ROOM 13' 5" x 12' (4.09m x 3.66m)

Double glazed bay window to front, fireplace with multi fuel stove, opening into the dining room with stairs ascending to first floor landing.

DINING ROOM 11' 7" x 10' 4" (3.53m x 3.15m)

Double glazed window to rear, door to kitchen and under stair cupboard, fireplace.

KITCHEN 11' 5" x 7' 10" (3.48m x 2.39m)

Double glazed window to rear, door to side providing access to the rear garden. Matching wall and base level units with work surfaces over, inset one and a quarter bowl sink with tap over and drainer to side, space and plumbing for washing machine, fridge/freezer and oven.

LANDING Doors off to bedrooms and bathroom.

BEDROOM ONE 12' 0" x 12' 11" (3.66m x 3.94m)

Double glazed window to front aspect,

BEDROOM TWO 11' 10" x 8' 1" (3.61m x 2.46m)

Double glazed window to rear aspect, doors to built in wardrobe.

BEDROOM THREE 11' 6" x 7' 11" (3.51m x 2.41m)

Double glazed window to rear, door to built in cupboard.

BATHROOM 8' 3" x 5' 1" (2.51m x 1.55m)

Panelled bath with shower attachment and taps over, low level wc, wash hand basin with taps over.

OUTSIDE The front of the property is laid to patio stone and with relevant planning permissions could be utilised for off road parking for the property.

The rear garden commences with a paved patio area and the remainder is laid to lawn with mature flower borders and enclosed by wood panel fences.

AGENTS NOTE The property benefits from the use of right of access across neighbouring properties.

The property also benefits from a flying freehold which is situated above the alleyway to the side.

Additional Information

Local Authority – Babergh District Council

Council Tax Band – B

Tenure – Freehold

Services – Mains Gas, Water & Electricity

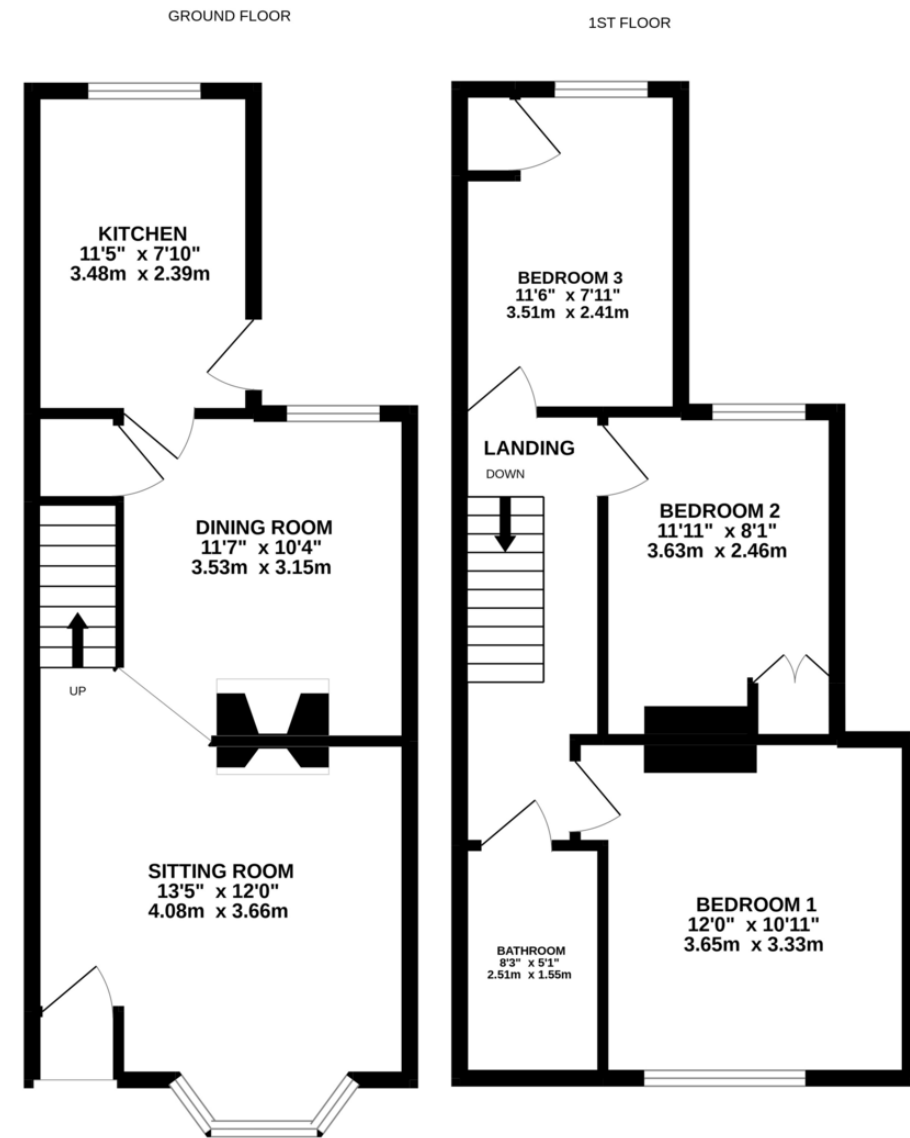
Post Code – CO10 1NF

Viewings by appointment

Bychoice Estate Agents

Tel: 01787 468400





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2022



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Your home may be repossessed if you do not keep up repayments on your mortgage.

EPC pending



Contact Details

6 King Street, Sudbury, Suffolk, CO10 2EB

Tel: 01787 468400

Email: sudbury@bychoice.co.uk

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York Road | Sudbury | CO10 1NF

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£290,000

- Three Bedrooms
- Two Reception Rooms
- Kitchen
- First Floor Bathroom
- Good Size Rear Garden
- Walking Distance To Town Centre
- Popular Location