

Summary

CHAIN FREE! A well presented three bedroom terraced home on the popular Moreton Hall development. The property features a modern kitchen, spacious lounge with french doors to garden, family bathroom, good size garden and garage with parking Infront.

Description

Approximate Room Sizes

Entrance Hallway Main entrance door to entrance hallway, with staircase to first floor and access to ground floor rooms.

Downstairs Cloakroom With WC, wash basin and window to front.

Lounge 15' 09" x 14' 08" (4.8m x 4.47m) A good size family area with plenty of living space with window and French doors overlooking the rear garden.

Kitchen 10' 06" x 8' 05" (3.2m x 2.57m) A good size kitchen with breakfast area and a modern range of units comprising; sink unit with storage cupboard under, range of modern fitted work

surfaces with storage and drawer space below, matching range of wall mounted cabinets, plumbing and space for washing machine and dishwasher. Window to front aspect.

First Floor Landing With built-in airing cupboard and access to first floor rooms.

Bedroom One 12' 08" x 8' 06" (3.86m x 2.59m)
Built-in wardrobes, window to rear.

Bedroom Two 10' 07" x 8' 03" (3.23m x 2.51m)
Built-in wardrobes, window to front.

Bedroom Three 9' 02" x 6' 10" (2.79m x 2.08m)
Window to rear.

Bathroom With suite comprising; panel bath with over head shower, WC, wash basin and the window is to the front.

Outside To the front, the property is recessed from the road with a driveway providing access to the parking area and garage.

To the rear, the garden commences with a paved patio area, remainder laid to lawn, enclosed by wood panel fencing.

Garage Side hinged garage door, with further door leading into the garden, power and lighting

Additional Information

Local Authority – West Suffolk Council

Council Tax Band – C

Tenure – Freehold

Services – Gas Central Heating

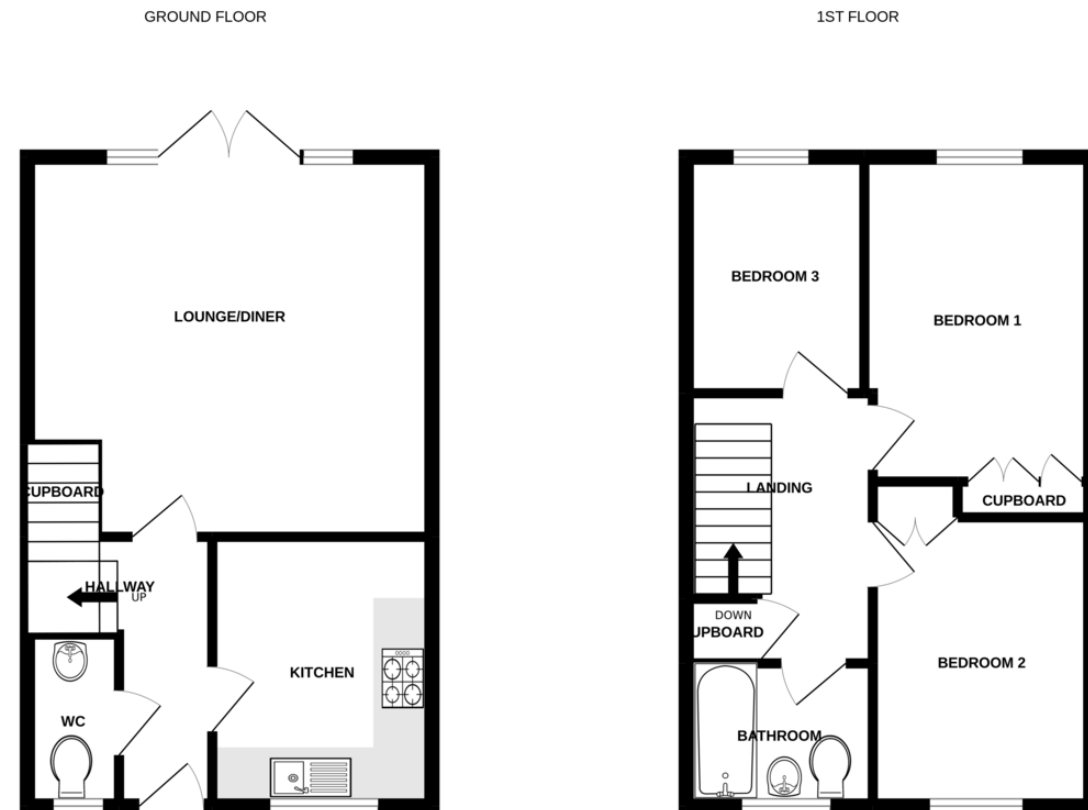
Post Code – IP32 7GQ

Viewings by appointment

Bychoice Estate Agents

Tel: 01284 769598





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.
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If you would like to speak to one of our mortgage advisors call now – 01284 769598
Your home may be repossessed if you do not keep up repayments on your mortgage.



Contact Details
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Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92+) A	88
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
75	

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

Blackbird Drive | Bury St Edmunds | IP32 7GQ

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Offers Over £285,000

- Chain free
- Moreton Hall development
- Three bedroom home
- Garage and parking
- Gas central heating
- Enclosed rear garden
- Downstairs WC