



EH

EXQUISITE  
HOME



## PERFECTLY PLACED

Mid Suffolk is a beautiful part of the county with lovely unspoilt countryside, rolling fields, woodland, copses and pretty villages. Its three main towns are Stowmarket, Bury St Edmunds and Needham Market. Transport links are excellent here, with the A14 and the A134 running through and plenty of regular trains departing from Stowmarket and Needham Market into London Liverpool Street, opening up the area for commuters. Stowmarket station is on the main line between London and Norwich with regular fast trains running into London Liverpool Street and road links to London, Colchester, Chelmsford, Norwich and Bury St Edmunds. Up towards the border with Norfolk, there is a patchwork of pretty villages and the thriving market town of Eye with its magnificent Victorian town hall.







The village of Thorndon is located just over three miles south of Eye and nine and a half miles south of Diss. The A140 is easy to access, running north to Norwich and south to Needham Market and thence on to Ipswich via the A14. It is a well-served community with a primary school, village hall, local stores, a pub, bowls club and many lovely walks and cycle routes. There is also a park and three large fields set aside for the villagers' use. The parish church, Grade II listed All Saints' dates back to the fourteenth century with later additions and some rare fifteenth century carvings. Standing on a quiet development of three houses built between 2005 and 2006 and set well back from the road is this handsome detached house. The present owners bought it new, attracted by its peaceful village location, proximity to the primary school, clean and modern layout and good sized garden. Since moving in, they have added built in wardrobes to the principal bedroom, part boarded out the loft, extended the patio and built a generous garden room. There is space for four cars to park at the front plus a garage with power and light. There is also a useful shed to the right hand side of the house, ideal for storing garden furniture.

The front door, with its attractive coloured glass panes, opens into the light and airy hallway. To the right is the spacious dual aspect lounge, flooded with natural light streaming through the window and the French doors opening on to the garden. Its focal point is an attractive wooden mantelpiece with an electric fire and this is a space which has been used as a family room and for general relaxing and socialising over the years. To the left is the useful utility room/cloakroom with a toilet, hand basin, sink, cupboard space and plumbing for a washing machine. The smart, contemporary kitchen has light colour cabinets, an integrated double electric oven with an extractor hood and induction hob plus integrated dishwasher. A door leads straight on to the back garden and this is a space which has been much used for cooking for many summer parties and barbecues. The light and spacious dining room opens straight off the kitchen. With its tiled floor and generous proportions, it is the place where the owners eat every day and is ideal for entertaining and socialising.

The staircase rises to the first floor where the spacious landing (with enough room for a comfy armchair for reading, or even a bookcase or chest of drawers) is flooded with light from the window above the stairs. There is a delightful and unusual feature here, due to the design of the house, which has an overhang to the front and rear. The builder has incorporated a shelf running along to the right of the staircase, ideal for ornaments and plants. The principal bedroom is a good size with built in wardrobes and a smart en suite shower room, half tiled in white and half painted in an attractive shade of marine blue. It also benefits from a towel heater. There are three further bedrooms on the first floor, two good sized doubles and the third a large single. The three piece family bathroom has a bath with shower over and is also attractively decorated with white tiles and marine blue paint.



A Welcoming Space





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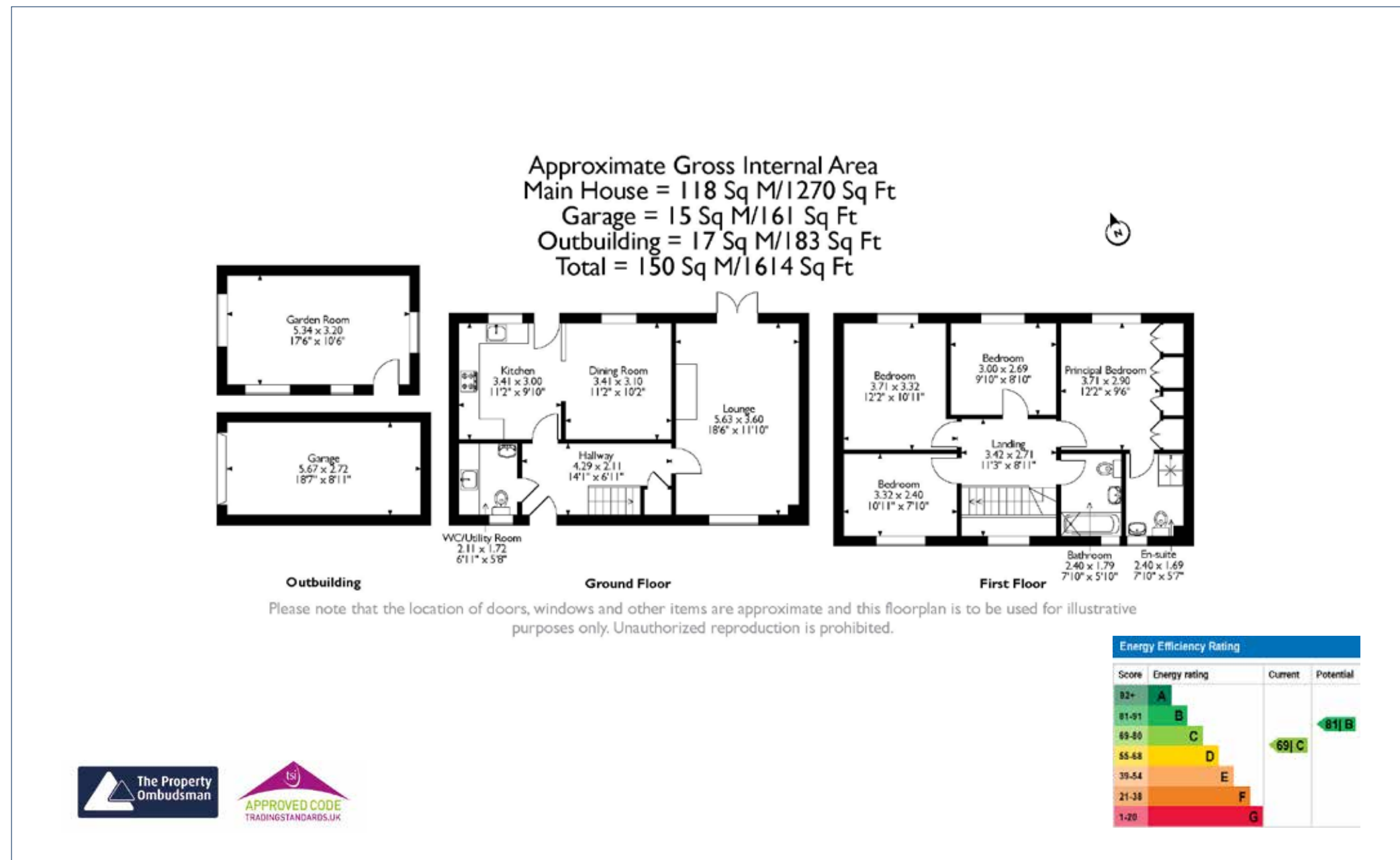




# LOCATION

The back garden is a good size, but easy to maintain. It has a patio, ideal for al fresco dining, barbecues or a glass of wine at the end of the day. The rest of the space is laid to lawn. There is a young flowering cherry tree, a shed and attractive planting of perennials, bushes and shrubs providing colour and texture all year round. The larch lap quadruple aspect garden room benefits from power, light and its own internet access cable. It is much used by the owners all year round and is a flexible use space. It would function very well as a home office, studio, gym, play room or hobby room and is a very useful addition to the garden.

The sound of the primary school children playing drifts over to the garden at playtime, there is plenty of wildlife and very little light pollution meaning that at night, the full beauty of the blanket of stars overhead can be enjoyed. The neighbours are all very friendly and supportive and with off street parking, a secluded garden, a delightful and versatile interior, wonderful village location and good transport links, this handsome family home ticks all the boxes.



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