



Corsbie Close, Bury St. Edmunds, Suffolk, IP33 3ST

MARK · EWIN
BURY ST EDMUNDS

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Suffolk, IP33 3ST

Located in a desirable location within walking distance of the town centre is this four-bedroom terraced property. The accommodation is spread across three floors.

On the ground floor, there is an entrance hall, sitting room, kitchen/dining room, utility room and cloakroom.

On the first floor there are two good size bedrooms and bathroom. The principal bedroom benefits from an ensuite.

On the second floor there are a further two bedrooms and w/c.

Outside there is a low maintenance garden and access to the single garage and parking to the rear.

Additional Information:

Tenure: Freehold

EPC Rating: C

Council Tax Band: E

Services: Mains Gas, Electric, Water & Drainage. Heating is offered via gas central heating. (Please note that none of these services have been tested by the selling agent.)



Directions

Head along Cullum Road towards the town centre, Corsbie Close will be found on your left just before the roundabout.

Location

The historic market town of Bury St Edmunds provides an excellent range of schooling, shopping, cultural and recreational facilities. There is good access to the A14 dual carriageway linking the east coast ports, Cambridge and London via the M11 motorway.

Accommodation:

Entrance Hall 6' 1" x 4' 9" (1.85m x 1.44m)

Sitting Room 10' 10" x 18' 3" (3.29m x 5.57m)

Kitchen 8' 7" x 8' 2" (2.62m x 2.48m)

Dining Room 8' 7" x 9' 10" (2.62m x 2.99m)

Utility Room 6' 1" x 8' 2" (1.85m x 2.48m)

Cloakroom 3' 0" x 4' 10" (0.91m x 1.47m)

First Floor Landing 9' 2" x 5' 11" (2.79m x 1.80m)

Bedroom 11' 1" x 18' 3" (3.37m x 5.57m)

Ensuite 7' 8" x 5' 10" (2.34m x 1.78m)

Bedroom 9' 9" x 12' 0" (2.97m x 3.67m)

Bathroom 5' 6" x 8' 4" (1.68m x 2.54m)

Second Floor Landing 9' 8" x 5' 5" (2.94m x 1.64m)

Bedroom 10' 1" x 13' 7" (3.08m x 4.15m)

Bedroom 8' 11" x 13' 7" (2.72m x 4.15m)

W/C 3' 5" x 3' 6" (1.05m x 1.07m)

Garage

Additional Information:

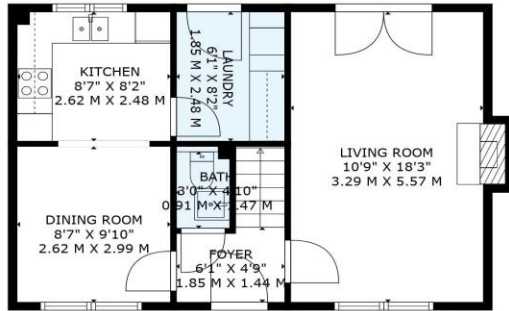
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Offers Over £475,000
Freehold





FLOOR 1



FLOOR 2



FLOOR 3

TOTAL: 1236 sq. ft, 115 m²

FLOOR 1: 479 sq. ft, 45 m², FLOOR 2: 477 sq. ft, 44 m², FLOOR 3: 280 sq. ft, 26 m²
 EXCLUDED AREAS: FIREPLACE: 3 sq. ft, 0 m², LOW CEILING: 54 sq. ft, 3 m²

All Measurements Are Approximate, This Floor Plan Is a Guide Only. Produced By Dcpp.



MONEY LAUNDERING REGULATIONS 2003: Purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

PLEASE NOTE: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the Agents.

www.markewin.co.uk

01284 217530 team@markewin.co.uk

77 St Johns Street, Bury St Edmunds

Suffolk, IP33 1SQ

