

# 8 Greene Road - Guide Price £350,000

Bury St. Edmunds IP33 3HG

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## The Property

If you are looking for a spacious 4/5 Bedroom family home located in a popular residential area on the outskirts of Bury St. Edmunds Town Center, this could be the property for you. The property offers a family-sized accommodation set over two floors. On the ground floor, you have the Entrance Hall, with doors leading into the Sitting Room & the Kitchen/Dining Room. Within the confines of the Kitchen/Dining Room, there is a door that leads through to the Utility Room, where you can access the WC and the Study/Bedroom 5. The property's first floor occupies Four Bedrooms, each of adequate sizing, with an En suite to the main bedroom as well as a Family Bathroom. Outside there is a Front Garden and a large Rear Garden. The property also features a Garage with a parking space in front.

## Bury St Edmunds:

Bury St. Edmunds is one of Suffolk's most attractive market towns and it affords excellent educational, recreational and cultural amenities including the Abbey Gardens and its ruins, the Theatre Royal, Art Gallery and Cathedral Church of St. James together with extensive shopping facilities. The A14 trunk road gives fast access to Ipswich, the east coast, Cambridge, the Midlands, Stansted Airport and London via the M11 and there is also an indirect rail connection to London.

## Services:

Mains services are connected including gas, water, electricity and drainage. Gas central heating

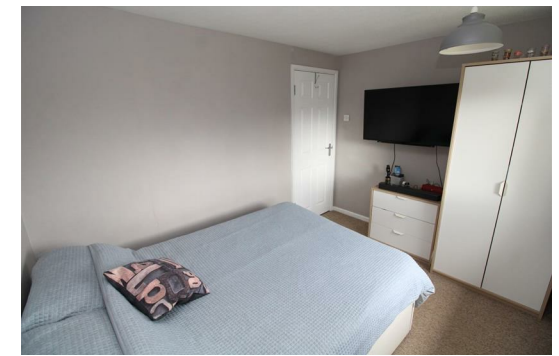


## Features

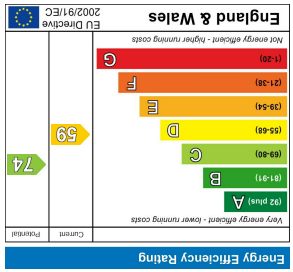
- LARGE FAMILY SIZE HOME
- FOUR /FIVE BEDROOMS
- SITTING ROOM
- KITCHEN/DINING ROOM
- STUDY/BEDROOM FIVE
- FAMILY BATHROOM
- EN SUITE TO MAIN BEDROOM
- WC
- LARGE REAR GARDEN
- GARAGE WITH PARKING SPACE







These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.



Whist 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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GROUND FLOOR (742 sq.ft.) approx.



1ST FLOOR (615 sq.ft.) approx.

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