

78 Fornham Road - Offers Over £350,000

Bury St. Edmunds Suffolk IP32 6AN

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Estate & Letting Agents



"Consistently providing outstanding service to our clients"

Offers Over £350,000

The Property

We are delighted to offer for sale, this spacious 1930s three bedroom semi detached House which is with in walking distance of the Town Center. This family size home has period features and offers well laid out accommodation with the ground floor comprising Spacious Entrance Hall, Sitting Room with an attractive bay window to front aspect. Dinning Room, kitchen/breakfast Room,W.C. On the first floor you have Three Bedrooms and Bathroom. Outside, to the front there is a driveway providing off road parking and leading up to the garage. The property has large garden to the rear and has an attractive aspect being adjacent to the river Lark. The property also offers opportunities to improve and extend (subject to Planning)

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.

Local Authority & Council Tax Band:

West Suffolk. Council Tax Band B

Services:

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

Tenure:

For sale FREEHOLD with vacant possession upon completion.

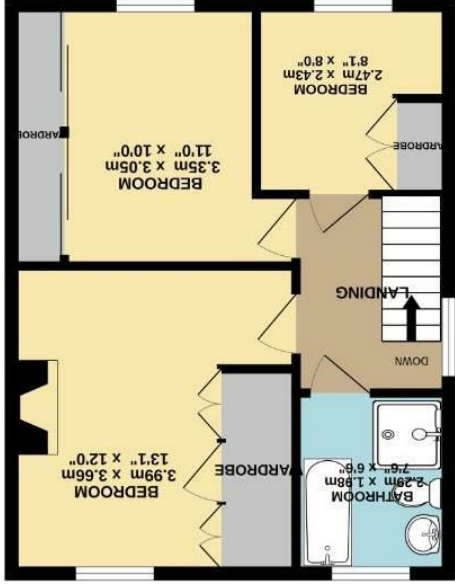
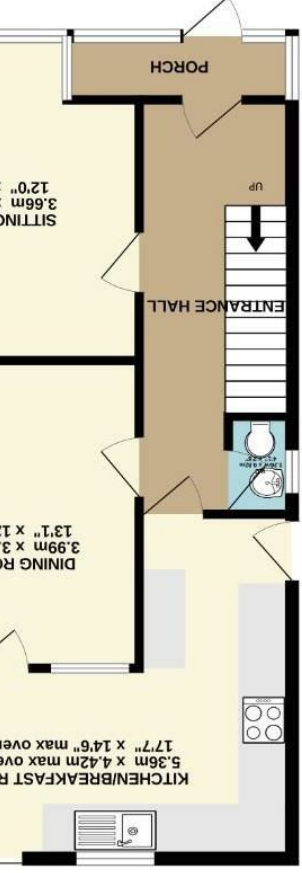
Features

- SEMI DETACHED HOUSE CONVENIENTLY LOCATED FOR TOWN CENTRE AND A14
- 3 BEDROOMS (ALL WITH FITTED WARDROBES)
- ENTRANCE HALL
- GROUND FLOOR CLOAKROOM
- DINING ROOM WITH OPEN FIRE PLACE
- SITTING ROOM WITH OPEN FIREPLACE
- KITCHEN/BREAKFAST ROOM
- FAMILY BATHROOM
- GARDEN TO FRONT AND REAR
- OFF ROAD PARKING AND GARAGE





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.



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 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 is given as to their operability or efficiency.

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