

# 26 NEWMARKET ROAD - Asking Price £425,000

BURY ST EDMUNDS SUFFOLK IP33 3SN

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Estate & Letting Agents



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# Asking Price £425,000

## The Property

An extended 3 bedroom semi detached house located on the western outskirts of town and accessible to shops, schools and college. The house is located on Newmarket Road and accessible by foot to Bury St Edmunds town centre.

As you enter, you are welcomed by three inviting reception rooms, providing ample space for relaxation and entertaining. The heart of the home is the impressive 19'10 kitchen, which is complemented by a convenient utility room, ensuring that all your culinary needs are met with ease. The layout is designed to foster family gatherings and social occasions, making it a wonderful space for creating lasting memories.

The property features a well-sized family garden, perfect for outdoor activities, gardening, or simply enjoying the fresh air. Additionally, there is parking available for two vehicles at the front of the house, adding to the convenience of this lovely residence.

With its prime location and generous living space, this semi-detached house on Newmarket Road is a fantastic opportunity for those seeking a comfortable and welcoming home in Bury St Edmunds. Whether you are a growing family or simply looking for a spacious retreat, this property is sure to meet your needs and exceed your expectations.

## Features

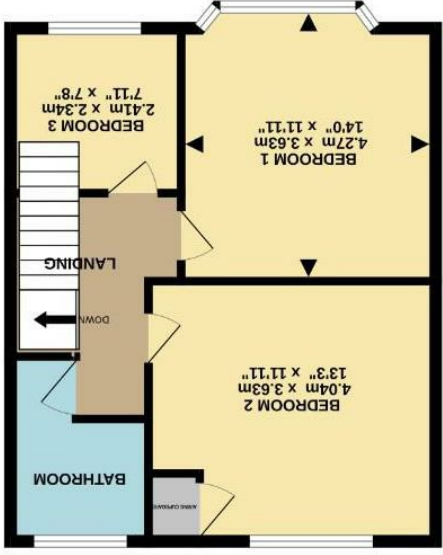
- CHAIN FREE 3 BEDROOM SEMI DETACHED HOUSE
- EXTENDED TO THE REAR
- GENEROUS SIZED GARDEN
- OFF ROAD PARKING TO THE FRONT
- 19'10 FITTED KITCHEN PLUS UTILITY ROOM
- GROUND FLOOR CLOAKROOM & FIRST FLOOR BATHROOM
- 3 RECEPTION ROOMS
- LOCATED CLOSE TO SHOPS, SCHOOLS & COLLEGE
- WALKING DISTANCE TO TOWN
- CALL US NOW TO BOOK YOUR VIEWING







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 error, omission or mis-statement. This plan is for illustrative purposes only and should be read 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.

