



Lingheath Road

Brandon, IP27

Guide price £700,000

5

2

3

E



Lingheath Road

Brandon, IP27

Guide price £700,000



Description

Situated in a hidden spot accessed from Lingheath Road in Brandon, this exceptional detached house offers a rare opportunity for those seeking a spacious family home with the added benefit of expansive outdoor space. Spanning over 3500 square feet, the property boasts five generously sized bedrooms, providing ample room for family living or hosting guests.

The house features a family bathroom to the first floor, as well as an en-suite bathroom on the ground-floor, ensuring convenience for all residents. The interior is designed to maximise living space, creating a welcoming atmosphere for both relaxation and entertainment. The spacious sitting room has doors opening to the rear garden and specifically a patio area ideal for dining and entertaining.

The kitchen/ breakfast room is the heart of the home, with a useful utility area and walk in pantry also available. Another great feature is the balcony accessed from one of the upstairs bedrooms, providing an ideal spot to look out for passing wildlife, or gaze at the stars at night.

In addition to the living and bedroom space, the home boasts both a double and single garage, as well as store rooms and a hard standing for ample off street parking.

Set within two acres of picturesque land, the property is enveloped by lush forest, offering a serene and private setting. This idyllic location is particularly appealing for equestrian enthusiasts, as it provides direct access to the Thetford Forest for hacking, making it an ideal choice for horse owners.

Additionally, there is an option to purchase more land, further enhancing the potential of this remarkable property. With its combination of spacious living, beautiful surroundings, and equestrian access, this home presents a unique opportunity that should not be missed.

Whether you are looking to settle down in a peaceful environment or seeking a property with potential for expansion, this house on Lingheath Road is sure to impress.

An internal viewing comes highly recommended and is now available, contact Molyneux Estate Agents of Brandon to arrange.

01842 818282

info@molyneuxestateagents.co.uk

Agents Note

Council Tax band - F

Molyneux Estate Agents has not tested any fixtures and fittings, services or appliances in this property and cannot guarantee that they are in working order.

Whilst we intend to make our particulars as accurate as possible, measurements and statements are provided as a general guidance, they are not factual and should not be relied upon.

Before ordering any carpets or built in furniture please contact the agent to verify any specific measurements.

Floor plans are not to scale. They are provided for indication purposes and their accuracy should not be relied upon.

Items shown in photographs are not included unless they are detailed within the sales particulars. They may be available by separate negotiation. Please contact the agent with regards to this.

The Buyer is advised to obtain verification of the tenure from their Solicitor. The agent has not reviewed the title documents for this property.

Tel: 01842 818282

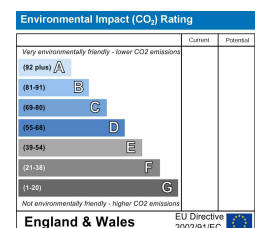
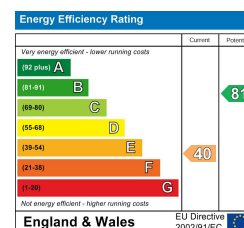




This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Viewing

Please contact our Brandon Office on 01842 818282 if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

49A HIGH STREET, BRANDON, SUFFOLK, IP27 0AQ

TEL: 01842 818282 EMAIL: INFO@MOLYNEUXESTATEAGENTS.CO.UK WWW.MOLYNEUXESTATEAGENTS.CO.UK