

oakheart

£400,000

Price Guide  
Vicarage Field, Great Cornard

**\*\*GUIDE PRICE £400,000 - £425,000\*\*** Offered to market with NO ONWARD CHAIN and Nestled within a quiet and peaceful setting is this delightful three-bedroom detached bungalow. Boasting two reception rooms, a garden room, a garden room, three generous bedrooms, a cloakroom and bathroom, this property offers ample space for comfortable living.

One of the standout features of this bungalow is the double garage and off-road parking, providing convenience and security

for your vehicles. Inside, you will be greeted by a welcoming entrance hall, spacious and light lounge with feature fireplace, separate dining room, a kitchen and utility room, and a garden room. Three double bedrooms feature throughout this bungalow, as well as a fully tiled, modern cloakroom, and the family bathroom. Step outside into the picturesque rear garden, commencing with a patio area for garden furniture and the remaining laid to lawn with established flower beds, shrubs and bush borders. Overall, a tranquil oasis where you can unwind

while being within close proximity to the recreation ground, offering endless possibilities for outdoor activities.

Conveniently located within easy access to local amenities, you'll have everything you need within reach while still being tucked away in a desirable and peaceful location. Don't miss out on the opportunity to make this charming bungalow your new home home.

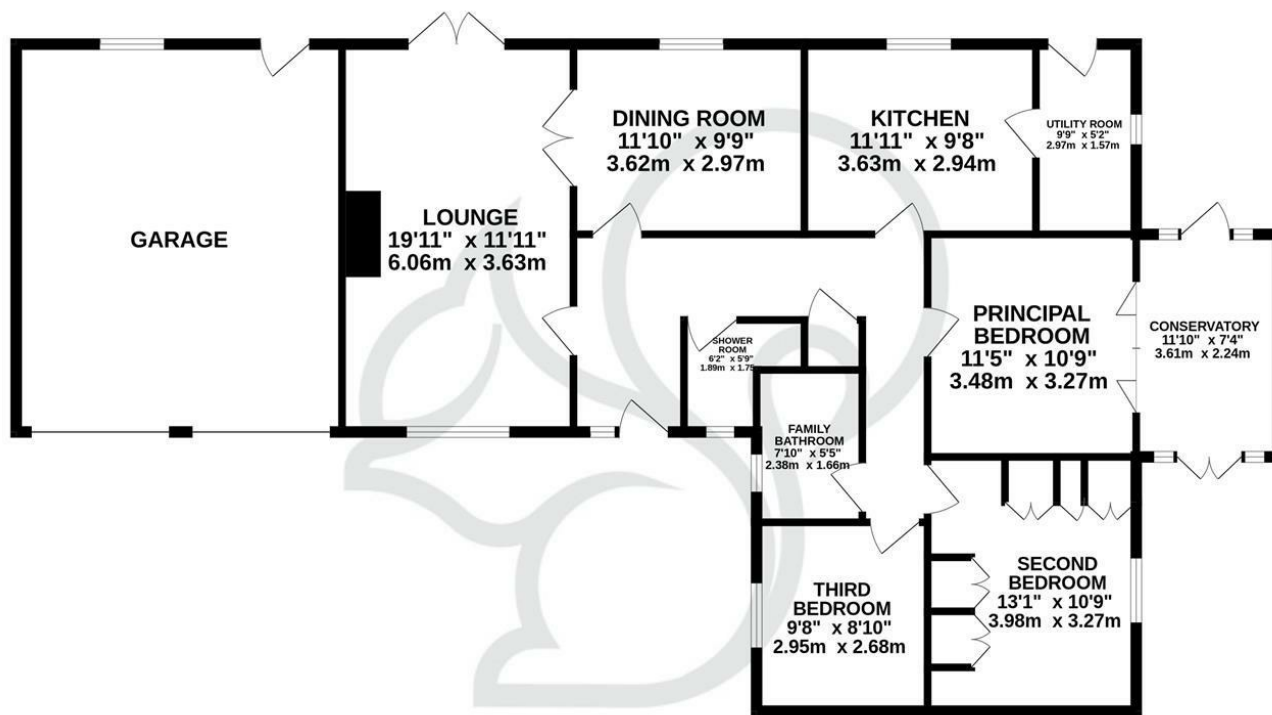








GROUND FLOOR  
1500 sq.ft. (139.4 sq.m.) approx.



TOTAL FLOOR AREA : 1500 sq.ft. (139.4 sq.m.) approx.

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 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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Local Authority:  
Babergh

Tenure:  
Freehold

Council Tax Band:  
E

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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