

oakheart



£550,000

Offers In The Region Of
School Road, Pentlow

A substantial four-bedroom detached family home in the picturesque Suffolk village of Pentlow, offering a perfect blend of modern comfort and idyllic countryside living. With breathtaking field views to the front and rear, flexible internal accommodation space and off street parking for several vehicles, this home is not one to be missed!

As you approach the property, you are greeted by ample off-street parking for up to six vehicles, ensuring convenience for both residents and guests. The entrance opens into a spacious hallway, leading you to the heart of the home. The expansive lounge/dining

area is the highlight of the ground floor, featuring large windows that flood the space with natural light and offer stunning views of the surrounding fields and french-style door opening to the rear garden. The modern kitchen is well-equipped with high-end appliances, ample storage, and sleek countertops. Neighbouring the kitchen is a separate utility area providing further work surface space and plumbing for a washing machine. Upstairs, the property boasts four well-sized bedrooms, each offering generous space for furnishings and personal touches. The family bathroom services these rooms comprising of a P shaped bath with shower over the tub, low level WC and wash hand basin. Separate to the family

bathroom is a shower room.

Outside, the property continues to impress with a beautifully landscaped garden, providing a perfect outdoor retreat abutting rolling farmland. A unique feature of this home is the soundproof studio located in the garden, ideal for musicians, artists, or anyone in need of a quiet workspace. This versatile space can also be used as a home gym, study or hobby room.

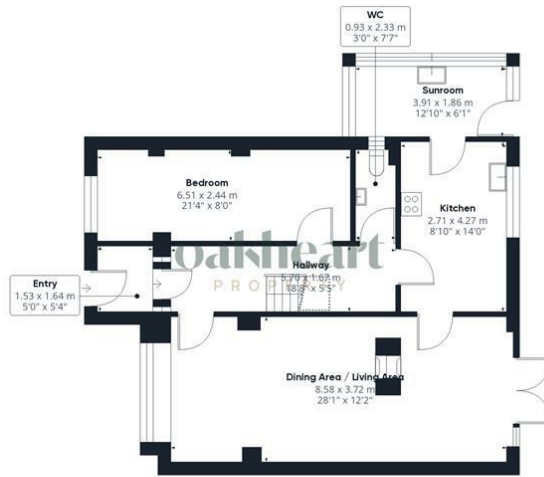
Call Oakheart today to arrange your viewing!











Ground Floor



Floor 1

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Approximate total area^m

144.94 m²
1560.16 ft²

Reduced headroom

5.87 m²
63.17 ft²

(1) Excluding balconies and terraces.

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Local Authority:

Tenure:
Freehold

Council Tax Band:
E

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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