

oakheart



£335,000

Offers In The Region Of  
Kings Road, Glemsford



Welcome to this delightful four-bedroom semi-detached home located on the sought-after Kings Road in the picturesque village of Glemsford. This impressive property has been thoughtfully extended and offers spacious and versatile accommodation over three floors, making it an ideal family home.

As you enter, you are greeted by a welcoming entrance hall with stairs rising to the first floor. The living room is perfect for relaxing and entertaining guests making a feature of a gas fireplace set within a light stone hearth. The heart of the home is the stunning extended kitchen/diner, which provides generous dining space and a door

allowing access to the rear garden. The kitchen is fit with a range of wood effect floor and wall mounted units topped with stone effect work surfaces, eye level oven, four ring electric hob and an inset stainless steel sink and drainer unit with chrome mixer tap. The convenience of a ground floor shower room adds to the practicality of this charming home. The first floor features two well-proportioned double bedrooms, each providing a comfortable and private retreat. A stylish family bathroom serves this floor, equipped with a large corner bath tub, low level WC and wash hand basin. On the second floor, you will find two additional bedrooms, offering flexibility for use as guest rooms, home offices, or children's

bedrooms.

The property benefits from a generous rear garden, providing a wonderful outdoor space for children to play, gardening enthusiasts, or for hosting summer barbecues. Off-street parking and a garage offer ample space for vehicles and additional storage.

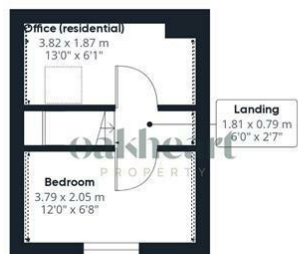
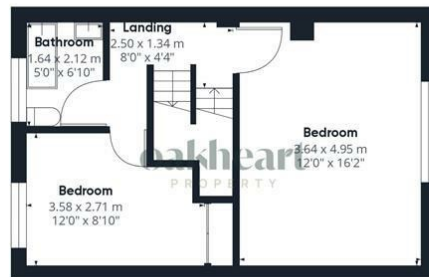
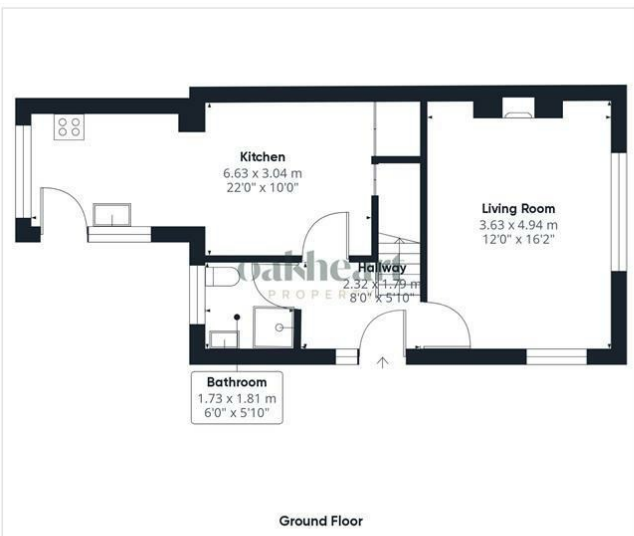
Call Oakheart today to arrange your viewing!











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Approximate total area<sup>m</sup>

99.09 m<sup>2</sup>  
1066.6 ft<sup>2</sup>

Reduced headroom

0.59 m<sup>2</sup>  
6.35 ft<sup>2</sup>

(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:  
C

**Energy Efficiency Rating**

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>85</b>
(69-80) <b>C</b>	<b>70</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	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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