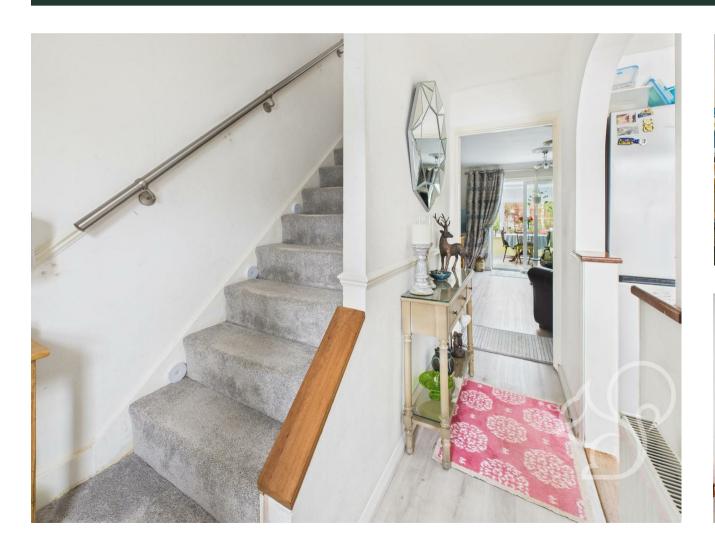


GUIDE PRICE *£220,000 - £240,000* Located in the soughtafter area of Great Cornard, this well-presented two-bedroom home is ideal for first-time buyers, down sizers, or anyone seeking a low-maintenance property in a convenient setting. The property offers bright, comfortable living with a spacious lounge and a modern fitted kitchen. To the rear, a conservatory adds flexible space for dining or relaxing and opens onto a private, enclosed garden, ideal for enjoying the outdoors.

Upstairs, there are two well-proportioned bedrooms along with a newly fitted, bespoke shower room that combines practicality with a stylish finish. The home also benefits from a garage located in a nearby block, offering secure storage and parking.

The location provides excellent access to local amenities, including shops, schools, and healthcare services, all within easy reach. Great Cornard offers a strong community feel with everything needed for day-to-day life nearby. A regular bus service connects the area to the market town of Sudbury, where a wider range of supermarkets, leisure facilities, and restaurants can be found.

With its comfortable layout, low-maintenance garden, and convenient location, this home offers great value and is ready for its next chapter.













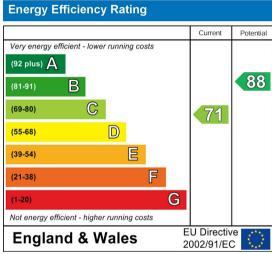












Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

Oakheart Sudbury 01787 322 322 sudbury@oakheart.co.uk 18 Market Hill, Sudbury, Suffolk, CO10 2EA