

Lancaster Close, Chedburgh

ASKING PRICE £1200 PCM



- **Semi Detached Family Home**
- **Three Double Bedrooms**
- **Modern Fitted Kitchen Diner**
- **Ample Off Street Parking**
- **Long Term Rental Opportunity**

Lancaster Close, Chedburgh, Bury, Saint Edmunds, IP29 4UW



Introducing a recently renovated three-bedroom house located in Lancaster Close, Chedburgh, available for rent. This property offers modern and comfortable living spaces, making it an ideal choice for families or individuals seeking a stylish and well-appointed home. As you enter the house, you will find a spacious living room, providing a welcoming and cozy atmosphere for relaxation and entertainment. This room offers ample space for furniture arrangements and can be easily personalised to suit your taste.

Adjacent to the living room, there is an open-plan kitchen and dining room, creating a seamless flow between cooking, dining, and socializing. The kitchen has been recently renovated and is equipped with modern appliances and fixtures, offering a functional and stylish space for culinary endeavors. The dining area provides ample room for a dining table, perfect for enjoying meals with family and friends.

Moving upstairs, you will discover three well-proportioned bedrooms, offering comfortable and private spaces for rest and relaxation. These bedrooms have been updated and provide a neutral canvas for you to add your personal touch and create a tranquil retreat. The property features a family bathroom upstairs, equipped with modern fixtures and fittings for your convenience. This bathroom provides a relaxing space for bathing and grooming. Additionally, there is an outhouse with electric and plumbing connections for a washing machine, offering a dedicated laundry area and additional storage space.

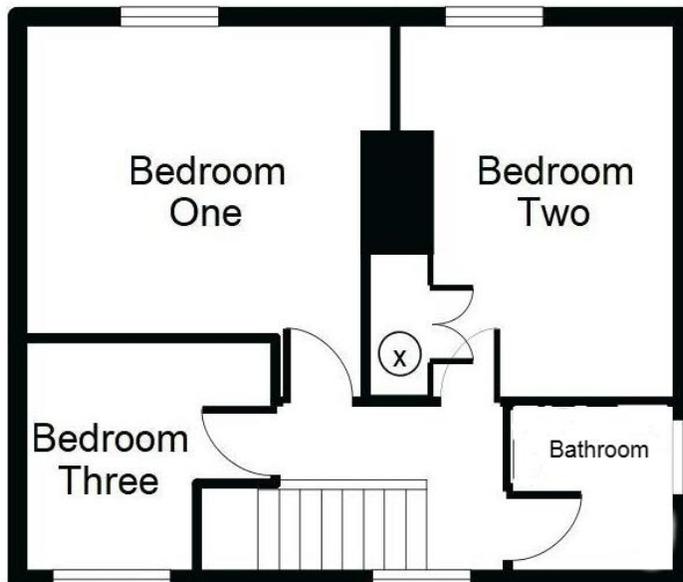
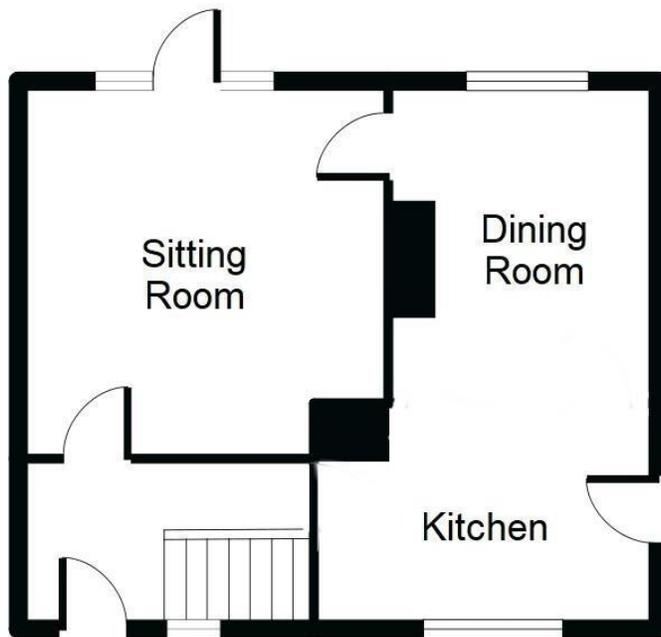
At the rear of the property, you will find an enclosed garden, providing a private and secure outdoor space. This garden is perfect for outdoor activities, gardening, or simply enjoying the fresh air and sunshine. Furthermore, the property offers a driveway with parking space for two cars, ensuring convenient and secure off-street parking for residents and visitors. There's a children's park and nursery in the village. Chedburgh is a village and civil parish in the West Suffolk district of Suffolk in eastern England. Located on the A143 around five miles south-west of Bury St Edmunds. Bury St Edmunds has a vast array of shops, supermarkets and theatre and cinema. Chedburgh is 20 minutes from the Kings Forest which is great for dog walking, cycling and exploring.



Picture this...

Why not take a short ride into town and really soak up Chedburgh superb atmosphere by exploring around the wide range of bars, restaurants and shops on offer.

This town really is known for its scenic peaceful lifestyle. There are plenty of places to see and visit around Chedburgh. Whether you love hiking or cycling, Chedburgh is a region where loads of hidden gems are waiting to be explored and visited.



Accommodation

GROUND FLOOR

ENTRANCE HALL
5' 11" x 10' 2" (1.80m x 3.10m)

SITTING ROOM
12' 10" x 12' 7" (3.90m x 3.84m)

DINING ROOM
10' 6" x 9' 3" (3.19m x 2.83m)

KITCHEN
7' 10" x 11' 10" (2.38m x 3.60m)

BEDROOM ONE
10' 9" x 11' 10" (3.28m x 3.60m)

BEDROOM TWO
12' 10" x 8' 8" (3.91m x 2.64m)

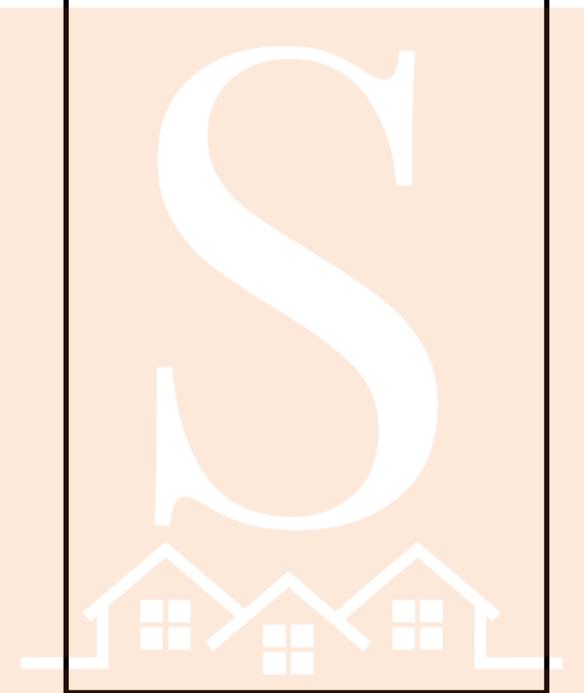
BEDROOM THREE
8' 1" x 8' 8" (2.47m x 2.63m)
maximum

FAMILY BATHROOM
5' 11" x 5' 5" (1.81m x 1.66m)

OUTSIDE

Front & Rear Gardens

Off Road Parking





What to do next

If you would like to see this property internally, then please call Tel 01243 624637 or email us on info@soloestates.co.uk and we can arrange an appointment for you to view.

After you have viewed this property, feel free to contact us regarding any questions you have or if you would like to place an offer on the property.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note:

Whilst every care has been taken to prepare these sales 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 and potential buyers are advised to recheck the measurements.

Helpful Lettings Information

We recognise that buying a property is a big commitment and therefore recommend that you visit the local authority website (contact the branch for details) and the following websites for more helpful information about the property and local area before proceeding:

www.environment-agency.gov.uk
www.landregistry.gov.uk
www.gov.uk/green-deal-energy-saving-measures
www.homeoffice.gov.uk
gov.uk/government/publications/how-to-rent
www.fensa.org.uk
<http://list.english-heritage.org.uk>

Directions

For directions to this property please contact us.

Solomons Estate Agents

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www.soloestates.co.uk