



Windmill Close, Lakenheath, Brandon, IP27 9BF

welcome to

Windmill Close, Lakenheath, Brandon

A spacious and well-located three-bedroom detached home in the sought-after village of Lakenheath, offered with no onward chain. Featuring multiple reception rooms, an en suite to the master, and a versatile rear garden!

Summary

Nestled within a popular residential street in the well-served Suffolk village of Lakenheath, this three-bedroom detached family home is ideally located just moments from a wealth of local amenities. With the bustling market town of Brandon only a short drive away-offering supermarkets, primary and secondary schools, and a direct train line to Cambridge and Norwich-this property enjoys both convenience and community in equal measure.

Set back from the road, this well-positioned detached residence offers an excellent opportunity for those looking to upsize, relocate, or put down roots in a thriving village location. Offered to the market with no onward chain, it presents a blank canvas with huge potential.

Step through the front door into a welcoming entrance hall, complete with a handy cloakroom for guests. The ground floor offers a well-balanced layout, comprising a light-filled living room, a separate dining room with direct access to the rear garden-perfect for hosting or family meals-and a kitchen/breakfast room offering both practicality and further scope to personalise.

Upstairs, the well-proportioned bedrooms continue to impress, with two benefitting from built-in wardrobes and the principal bedroom enjoying the comfort of an en suite shower room. A family bathroom completes the accommodation.

To the rear, the low-maintenance garden provides a secure and versatile space-perfect for relaxing, entertaining, or creating your own garden sanctuary.

The Accommodation

Entrance door to:

Entrance Hall

With door to front, stairs to the first floor landing, built in under stairs storage cupboard and radiator.

Downstairs Cloakroom

With W.C, wash hand basin with taps over, consumer unit, window to front and radiator.

Living Room

14' 3" max. x 11' 3" max. (4.34m max. x 3.43m max.)
With electric fireplace, window to rear and two radiators.

Dining Room

8' 6" x 9' 3" (2.59m x 2.82m)
With door leading out to the rear garden and radiator.

Kitchen / Breakfast Room

15' 8" x 9' 8" (4.78m x 2.95m)
With a range of fitted kitchen units at wall and base level with work surface over, sink unit with mixer tap and drainer over, integrated dishwasher, electric hob and oven, space and plumbing for washing machine, integrated fridge/freezer, window to front and two radiators.

First Floor Landing

With window to side and radiator.

Master Bedroom

9' 1" x 11' 6" (2.77m x 3.51m)
With built in wardrobe, window to rear and radiator.





Master En-Suite

With W.C, wash hand basin with taps over, shower cubicle with shower attachment over, window to rear and radiator.

Bedroom Two

11' 6" x 9' 3" plus door recess. (3.51m x 2.82m plus door recess.)
With window to rear and radiator.

Bedroom Three

9' 2" x 7' 8" (2.79m x 2.34m)
With built in wardrobe, window to front and radiator.

Family Bathroom

With W.C, wash hand basin with taps over, bath, built in airing cupboard, window to front and radiator.



Outside

Front Garden

To the front of the property, there is a gravel area and access to:

Garage

Rear Garden

To the rear, the garden is largely laid to lawn with an external oil tank, personal door to the garage and decking area.



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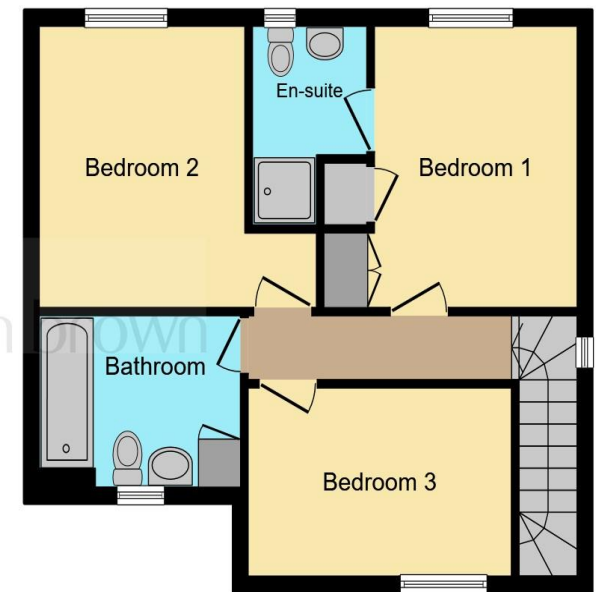
- Detached Three Bedroom Family Home
- Sought After Suffolk Village of Lakenheath
- Spacious Living Room and Separate Dining Room with Garden Access
- Short Drive to Brandon with Train Links to Cambridge & Norwich
- Low Maintenance Rear Garden with Plenty of Scope
- En Suite and Built in Wardrobes to the Master Bedroom
- Kitchen/Breakfast Room with Plenty of Space for Family Mealtimes and Entertaining
- Downstairs Cloakroom and Upstairs Family Bathroom

Tenure: Freehold
Council Tax Band: C

offers in excess of
£290,000



Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
BRD110927 - 0002

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