



**Woodfields, Stradbroke Eye IP21 5JQ**



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## **Woodfields, Stradbroke Eye**

Located within the thriving village of Stradbroke is this extensive detached bungalow which has been redecorated throughout with new floorings too. The property boasts two generous reception rooms, a spacious kitchen/breakfast room, two bedrooms with ensembles and garage with off road parking.

### **Location**

Stradbroke offers two pubs, several shops and many other local services including a Public Library, a modern Community Centre, Post Office, local butcher, two cafes, a well known bakery, village shop and a swimming pool and a gym. There is an extensive playing field for cricket and football, three tennis courts and two bowling greens. On the Community Centre Site there is also a doctor's surgery open every weekday and a play area for young children.

Stradbroke also serves as a centre for education for Mid Suffolk and there is both a primary school and a high school in the village. The Post Office is located in the old courthouse where the local library is situated and is the first library in England to run a Post Office. The village is dominated by All Saints' Church which can be seen from miles away. It has a 15th-century tower.

### **Accommodation**

#### **Entrance Porch**

Dual aspect stained windows and door leading to;

#### **Entrance Hall**

Front aspect stained windows and door, telephone point, two radiators, airing cupboard, loft access, carpet and doors to;

#### **Dining Room**

13' 6" x 13' 7" ( 4.11m x 4.14m )

A light and airy room benefiting from dual aspect double glazed bay windows, two radiators, carpet and open arch way leading to;

#### **Kitchen**

14' 7" x 13' 8" ( 4.45m x 4.17m )

Dual aspect double glazed windows and side aspect stained glass door. Fitted kitchen with cream wall and base units, ceramic sink and drainer, exposed brick breakfast bar, tiled flooring, radiator, recessed spot lights, built in storage cupboard, plumbing for washing machine and tumble dryer, integrated appliances including fridge/freezer, eye level double oven, ceramic hob with cooker hood, dishwasher and wine cooler. Door to;

#### **Lounge**

13' 8" x 17' 9" ( 4.17m x 5.41m )

A spacious room benefits from a side aspect double glazed bay window, rear aspect double glazed french doors with stained glass windows either side, two radiators, wall mounted lighting, tv point, exposed brick fire place with marble hearth housing and open fire, carpet.

#### **Bedroom One**

11' 2" x 11' 2" ( 3.40m x 3.40m )

Two front aspect double glazed windows, tv point, radiator, two built in wardrobes and doors to;





### **En-Suite**

Side aspect double glazed window, wc, pedestal wash hand basin, corner shower cubicle with fully plumbed shower, shaver point, extractor hood, fully tiled walls and floor.

### **Bedroom Two**

11' 2" x 9' 9" ( 3.40m x 2.97m )

Rear aspect double glazed window and french doors leading out into the garden, built in wardrobe, radiator, carpet and door to;

### **En-Suite**

Side aspect double glazed window, wc, wash hand basin, corner shower cubicle with fully plumbed shower, shaver point, extractor fan, fully tiled walls and floor.

### **Bedroom Three**

10' 7" x 7' 9" ( 3.23m x 2.36m )

Front aspect double glazed window, radiator and carpet.

### **Bedroom Four**

10' 7" x 8' 3" ( 3.23m x 2.51m )

Rear aspect double glazed window, radiator and carpet.

### **Study/ Bedroom Five**

8' 7" x 8' 3" ( 2.62m x 2.51m )

Front aspect double glazed window, radiator and carpet.

### **Bathroom**

Rear aspect double glazed window, matching three piece suite comprising off low level flush wc, pedestal wash hand basin and bath, shower cubicle with fully plumbed shower, radiator, fully tiled walls, shaver point and tiled floor.

### **Outside**

To the front of the property is a laid to lawn area with mature planted flowers, shrubs and trees, paved pathway leading to the entrance porch. To the side of the property is private driveway providing off road parking for multiple vehicles leading up to the garage.

To the rear of the property is a low maintenance courtyard style garden with two ponds, mature planted shrubs and flowers, wooden pergola with grape vine, garden tap, outside lighting, electric points and iron gate giving access to the driveway.

### **Services**

Mains Electricity  
Mains Water  
Mains Drainage  
Oil Fired Central Heating

**Council Tax Band: C**



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## Woodfields, Stradbroke Eye

- Updated & Modernised Detached Bungalow Situated in a Village Location
- Two Spacious Reception Rooms, One With An Open Fire
- Large Kitchen/Breakfast Room With Integrated Appliances
- Five Bedrooms Including Two Doubles With En-Suites
- Updated & Modernised Bathroom & En Suites
- Newly Laid Carpets & Tiled Flooring
- Garage With Driveway For Off Road Parking
- Offered With No Onward Chain

Tenure: Freehold EPC Rating: D

**£475,000**



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