



Sicklesmere Road, Bury St. Edmunds

Sheridans



Sicklesmere Road, Bury St. Edmunds IP33 2BW

Guide Price £245,000

A delightful two bedroomed cottage close to town with garage, parking and garden.

Nestled on the south side of town, 24 Sicklesmere Road presents a charming mid-terrace residence. Boasting meticulous presentation throughout, this home offers a delightful blend of comfort and style.

Upon entry, a welcoming living room greets you, adorned with exposed brick detailing that adds character and warmth. Adjacent lies the well-appointed kitchen, featuring a convenient window overlooking the rear and a door granting access to the serene garden.

Ascending the stairs, discover a spacious master front aspect bedroom alongside an additional second rear bedroom, offering versatile living spaces to suit your needs. The first floor bathroom has a white suite comprising bath, wash hand basin and a low level WC.

Outside, the south-facing garden beckons, providing a private oasis for relaxation.

Furthermore, the property benefits from a generously proportioned garage with ample depth, coupled with a dedicated parking space, catering to practical storage needs and offering convenience for residents.

Outside

Outside the property to the rear is a good sized garden

which is laid mainly to lawn, with a patio and brick-built barbecue adjacent to the rear of the house which makes for an ideal space for entertaining. At the end of the garden there is gated access through to the large garage.

Agents note: there is an additional parking space to be found further along, behind the second from last neighbours' garden.

Directions

From the town centre proceed south along Southgate Street. At the roundabout, proceed straight over onto Sicklesmere Road, where the entrance to the house will be found further on the right.

Location

The house is situated within easy reach of the town centre and the excellent range of schooling, shopping, recreational and cultural facilities historic Bury St Edmunds has to offer. Bury St Edmunds is a picturesque, thriving market town which brings together the old and the new. The town boasts a great collection of venues for eating, drinking, shopping, and relaxing, making it a great place to live, work, visit and study.

The market town, with its impressive produce market every Wednesday and Saturday, is nestled in the heart of Suffolk. It is known for the Abbey Gardens, a ruined

- Easy access to town
- Large garage
- Additional parking
- Two bedrooms
- First floor bathroom
- Kitchen/breakfast room
- Pleasant south facing garden

abbey right in the town centre. Bury is a very popular destination for locals and tourists to the area. Visit the old side of the town to see the Cathedral in all its glory, the medieval quarter of the town and the Abbey Gardens itself, or browse the newer side of the town to discover its large assortment of shops, restaurants and entertainment centres.

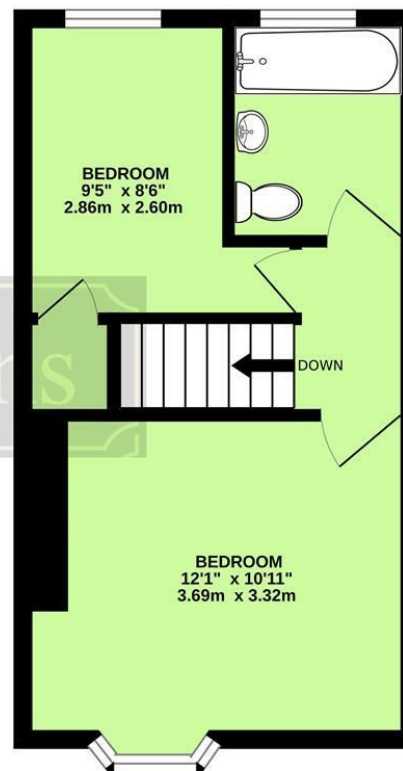
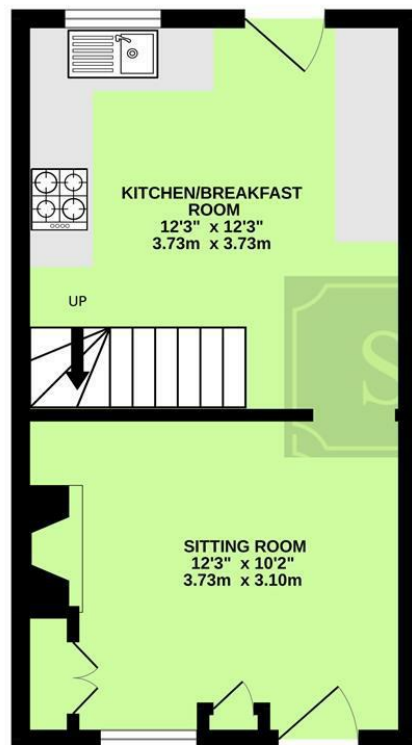
Services

All mains services are connected. Council tax band: B. EPC Rating: D.



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require any further clarification or information.

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