



**Stirling Close, Chedburgh, Bury St. Edmunds**

**Sheridans**







## Stirling Close, Chedburgh, Bury St. Edmunds IP29 4WD

Guide Price £400,000

A beautifully presented 4/5 bedroom modern detached house situated within the popular village of Chedburgh

Built in 2017 with rendered elevations beneath a tiled roof, this immaculately presented family home provides comfortable accommodation with a light and airy atmosphere complemented by enclosed gardens and off road vehicle parking.

Benefitting from gas fired radiator central heating and double glazing, the accommodation currently in brief comprises an entrance hall with a cloakroom and walk-in cupboard. The light and airy sitting room has French doors to the rear garden and another walk-in cupboard. The well equipped kitchen is fitted with an extensive range of units providing plenty of drawer and cupboard space with built in appliances and door leading to the dining room with window to the rear.

On the first floor is a landing leading to the four/ five bedrooms including the principal bedroom with en-suite shower room. The family bathroom completes the accommodation.

### Outside

Outside, the front garden with a path to the front door and bordered by hedging. To the rear, the low

maintenance landscaped garden is mainly artificial grass with a decking area, perfect for entertaining. The property benefits from off road parking for three cars.

### Location

The property is situated on a small development located on the edge of the popular village of Chedburgh with local amenities including village hall, children's nursery, plant shop and historic church.

Chedburgh is situated approximately 7 miles to the south west from the historic market town of Bury St Edmunds and its excellent range of everyday facilities available. Convenient access is gained to the A143, linking to Bury, Haverhill, Newmarket and Cambridge.

### Directions

When entering the village of Chedburgh along the A143 from the direction of Bury St Edmunds, turn right into Silver Tree Way and follow the road into Stirling Close.

What3words:///elbowing.slope.precluded

### Services

Tenure: Freehold

EPC Rating: C

Council Tax - West Suffolk - Band: D

Services: Mains Gas, Electric, Water & Drainage.

- Immaculately presented detached family home
- Sitting room with patio doors onto garden
- Modern kitchen with integrated appliances
- Dining room
- Family bathroom and en-suite shower room
- Four / five bedrooms
- Low maintenance landscaped garden
- Cloakroom
- Off road parking for three cars
- Popular village location

Heating offered via gas central heating.

Broadband speed: Up to 56 mbps available (Source Ofcom)

Mobile phone signal for: Vodafone, Three, EE and O2 (Outdoor - Source Ofcom)

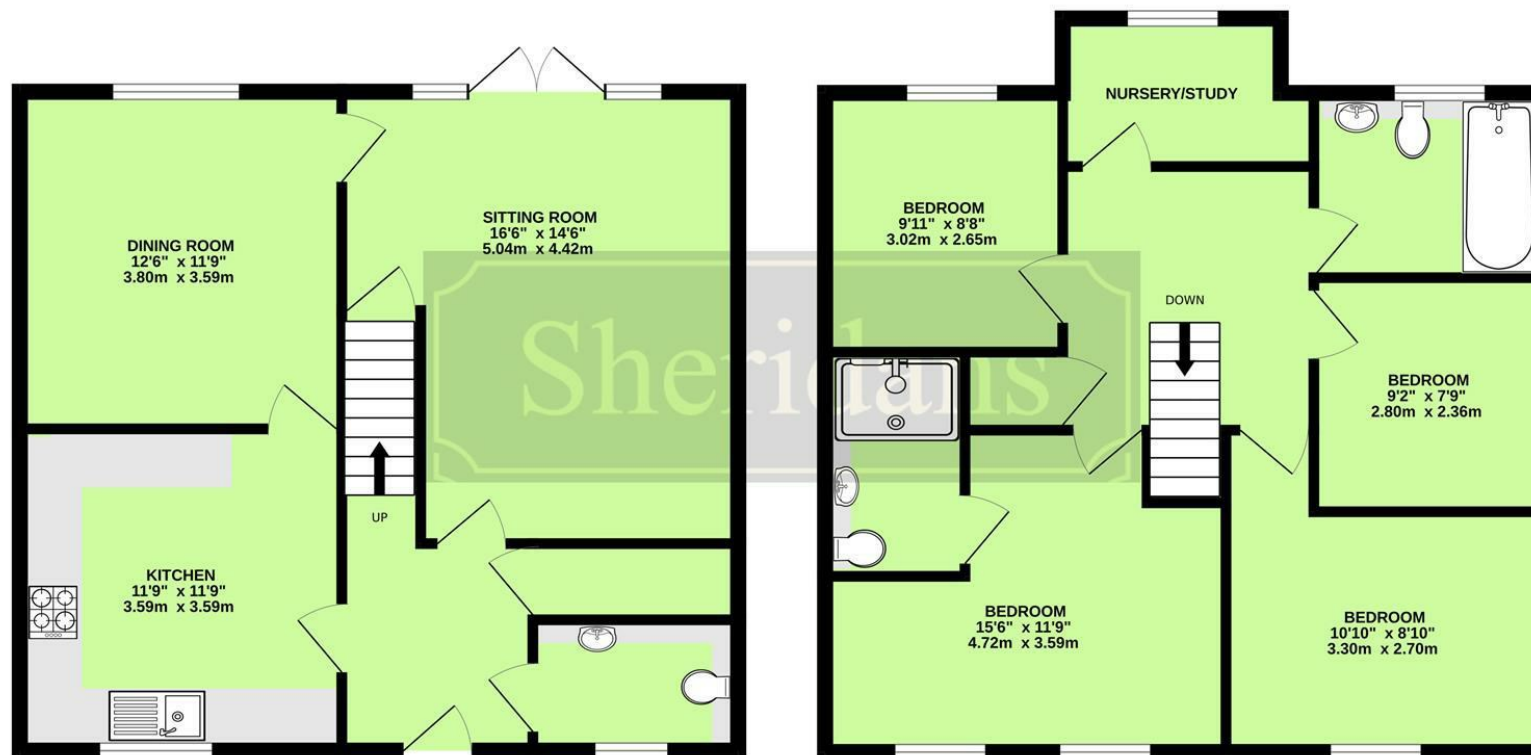
Management Fee TBC



## GROUND FLOOR



## 1ST FLOOR



TOTAL FLOOR AREA : 1335sq.ft. (124.0 sq.m.) approx.  
 Measurements are approximate. Not to scale. Illustrative purposes only  
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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.

### Sheridans Estate Agents

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