



The Green, Barrow, Bury St. Edmunds

Sheridans



The Green, Barrow, Bury St. Edmunds IP29 5AA

Guide Price £525,000

A well presented 4 bedroom detached family home situated on the green in the heart of this thriving village.

Built 11 years ago as a former show home, this impressive detached family home, provides beautifully presented accommodation complemented by spacious room, views over the village green and delightful well stocked gardens, creating an ideal outdoor area for entertaining and relaxing. The property offers parking for up to 3 cars, in front of the former show room office/present double garaging, provide potential for home office or studio.

Benefitting from oil fired radiator central heating and double glazing, the accommodation currently in brief comprises an entrance hall with stairs off to first floor and door to a cloakroom. The dual aspect sitting room, is a comfortable reception for relaxing with fireplace and French doors to rear gardens. The dining room is an ideal reception room for entertaining with window overlooking Barrow village green and the well equipped kitchen/breakfast room, is fitted with an extensive range of units providing plenty of drawer and cupboard space beneath preparation surfaces and complemented by integrated appliances. A separate utility room with fitted units, sink and door to garden, completes the ground floor accommodation.

On the first floor is a landing leading to the four comfortable bedrooms including the spacious principal bedroom with fitted double wardrobe and en-suite shower. The family bathroom, completes the first floor accommodation.

Outside

To the front is an area of garden enclosed by mature hedging and pathway to the entrance door with lavender borders. To the side is a large area of garden overlooking the village green and containing a magnificent tree. To the rear is a beautiful, private garden, stocked with an abundance of flowering plants, shrubs and maturing trees. A terrace beneath a timber pergola, creates an ideal area for outdoor entertaining and al-fresco dining. A pathway leads to the double garaging with parking in front for 3 cars. This garage was originally the show room office and is plastered with wiring, plumbing and would offer potential to be used as a large home office or studio.

Location

The property enjoys a prominent setting in the heart of the village overlooking the village green. Barrow is a popular and well served village, providing a good range of local facilities including two village stores, post office, church, village hall, montessori nursery, primary school and two public houses including the well regarded and recently refurbished Weeping Willow. The village is situated only 5 miles to the West of the historic market town of Bury St Edmunds and also offers excellent access to the A14 dual carriageway, linking Newmarket, Cambridge and London via the M11 Motorway.

Directions

When entering Barrow from the direction of Bury St Edmunds, the house will be found situated on the green almost opposite the wonderful Weeping Willow Pub.

Services/agents note

Mains electricity, water and drainage. Oil fired radiator central

- Detached family home overlooking village green
- Well stocked west facing rear garden
- Front and side gardens, double garaging, parking for up to 3 cars
- Well presented accommodation
- Thriving village location
- Sitting room
- Dining room
- Kitchen/breakfast room, utility
- Principal bedroom with en-suite
- Three remaining bedrooms, family bathroom

heating. Council Tax Band E

Broadband speed: Up to 1800 mbps available (Source Ofcom)

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

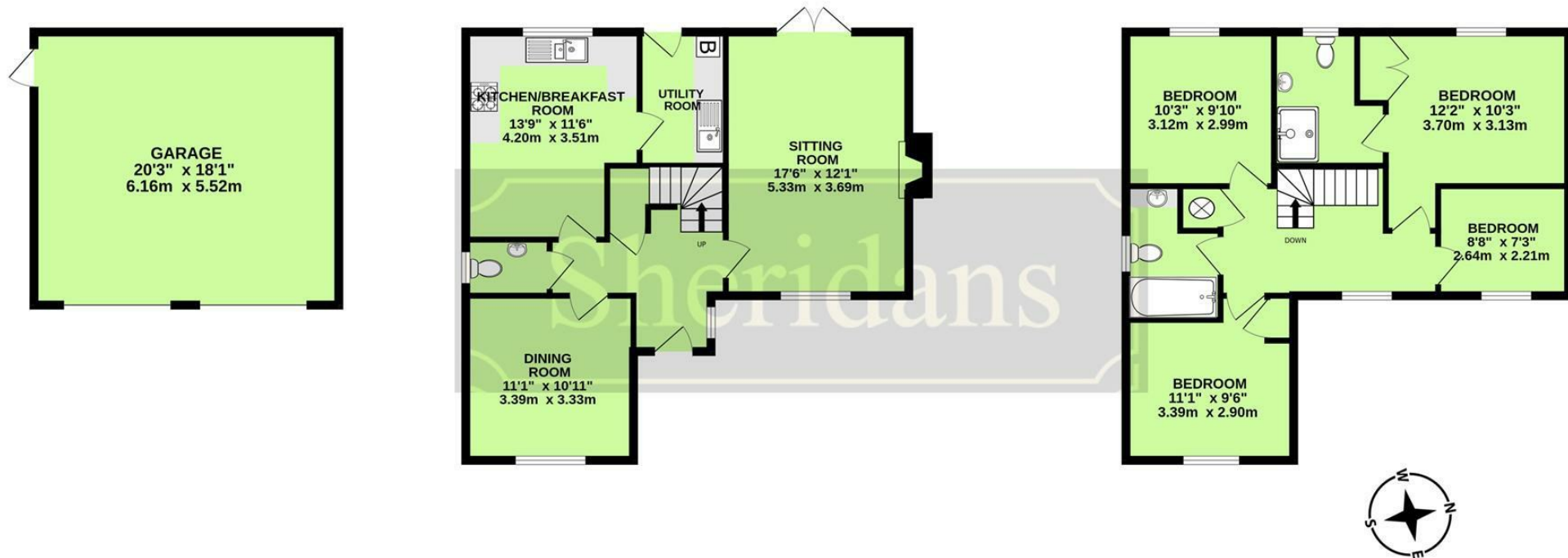
Flood Risk: No Risk

Agents note: Tree preservation order in side garden.



GROUND FLOOR

1ST FLOOR



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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