



Holmsey Green Gardens, Beck Row IP28 8HH

welcome to

Holmsey Green Gardens, Beck Row Bury St. Edmunds

An updated and improved detached bungalow located in a corner plot position within a cul-de-sac in the village of Beck Row offering four bedrooms, good size lounge, modern kitchen with separate utility room. Offered to the market with no onward chain.

Entrance Hall

With radiator, spot lighting, loft access, opening to:

Lounge

22' 1" x 12' 3" (6.73m x 3.73m)

With radiator, spot lighting, double doors with glazed side panels opening to rear garden and door to:

Kitchen

15' 7" x 8' 4" (4.75m x 2.54m)

Fitted with a modern range of base units with work surfaces over to three sides, inset one and a half bowl stainless steel sink and drainer unit with mixer tap over, built in under oven with hob and extractor over, space for fridge/freezer, radiator, spot lighting, double glazed windows to side and front aspects, door to side.

Utility Room

8' 3" x 7' 7" (2.51m x 2.31m)

With base units to one sides, work surfaces over to two sides and spot lighting.

Bedroom One

17' 2" x 12' 3" (5.23m x 3.73m)

With radiator, storage alcoves and double glazed window to rear aspect.





Bedroom Two

16' 4" x 7' 8" (4.98m x 2.34m)

With radiator and double glazed window to side aspect.

Bedroom Three

10' 9" x 8' 4" (3.28m x 2.54m)

With radiator and double glazed window to front aspect.

Bedroom Four

10' 9" x 9' 6" (3.28m x 2.90m)

With radiator and double glazed window to front aspect.

Bathroom

Fitted with modern suite comprising panel enclosed bath with shower over and glass screen, low level w.c, vanity wash hand basin with mixer tap over and storage beneath, towel ladder radiator, spot lighting and double glazed window to front.

Cloakroom/W.C.

Fitted with a suite comprising low level w.c, vanity wash hand basin with mixer tap over and storage beneath, spot lighting and extractor.

Outside

The front of the property is predominantly laid to shingle to provide ample off road parking. The remainder of the garden is to the side and rear of the property with an initial paved patio area adjacent to the lounge and opens to a lawned garden enclosed by fencing.



view this property online williamhbrown.co.uk/Property/MDH108611



welcome to

Holmsey Green Gardens, Beck Row

- No Onward Chain
- Detached Bungalow
- Updated Throughout
- Four Bedrooms
- Corner Plot Position

Tenure: Freehold

EPC Rating: D

Council Tax Band: D

offers in excess of

£280,000



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

view this property online williamhbrown.co.uk/Property/MDH108611



Property Ref:
MDH108611 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



01638 713274



Mildenhall@williamhbrown.co.uk



17 High Street, Mildenhall, BURY ST.
EDMUNDS, Suffolk, IP28 7EQ



williamhbrown.co.uk