



The Street, Ashen, Sudbury CO10 8JN

welcome to

The Street, Ashen, Sudbury

NO ONWARD CHAIN Occupying a generous plot with ample parking and large garden is this extended four double bedroom detached home offering circa 2000ft2 of spacious and flexible accommodation and is enhanced with a detached double garage and beautiful far reaching valley views.



Entrance Hall

Double glazed window to front aspect. Exposed ceiling timbers, parquet flooring. The large entrance hall has a study area with an understairs cupboard and stairs rising to the first floor. Radiator.

Cloakroom

Double glazed window to side aspect. Suite comprising low level WC and wash hand basin. Radiator.

Sitting Room

15' 9" x 12' 5" (4.80m x 3.78m)

Double glazed bay window to front aspect. Parquet flooring. Exposed timbers. Radiator. Opening onto (via steps):-

Lounge

21' 8" x 12' 1" (6.60m x 3.68m)

Two double glazed windows to side aspect. Double glazed french doors leading to garden. Fireplace with inset burner. Double doors leading to dining room. Radiator. the lounge is currently carpeted over parquet flooring.

Kitchen

13' 3" x 11' 9" (4.04m x 3.58m)

Double glazed window and door to side aspect. Fitted kitchen with a range of matching wall and base units over areas of work surface. Butler sink set into wooden worktop. Integral double oven with inset hob and extractor over. Space for appliances. Radiator.

Dining Room

13' 4" x 8' 8" (4.06m x 2.64m)

Double glazed window to rear aspect. Parquet flooring. Radiator.

Landing

Access to loft. Airing cupboard, radiator.

Bedroom One

17' x 11' 2" (5.18m x 3.40m)

Double glazed windows to side and rear aspects with far reaching views. Radiator.

Ensuite

Double glazed window to rear aspect. Suite comprising low level WC, wash hand basin and shower cubicle. Heated towel rail. Utility area with plumbing for washing machine and space for tumble drier.

Bedroom Two

15' 11" max x 12' 4" (4.85m max x 3.76m)

Two double glazed windows to front aspect. Exposed wall timbers, radiator.

Bedroom Three

12' 5" x 11' 7" (3.78m x 3.53m)

Double glazed window to front aspect. Built in wardrobe. Exposed wall timbers, radiator.

Bedroom Four

11' x 9' 5" (3.35m x 2.87m)

Double glazed window to side aspect. Radiator.

Bathroom

Double glazed window to side aspect. Suite comprising low level WC, wash hand basin and bath with shower over. Heated towel rail.

Front Garden

A gravel driveway runs along the side of the property and leads to the detached double garage with the remainder being predominantly laid to lawn with mature shrubs and the old village hand pump creates a beautiful feature.

Rear Garden

The rear garden commences with a patio seating area with the remainder being predominantly laid to lawn. Gate to front aspect.

Detached Double Garage

Power and light connected

Services

Main water and electricity. Oil fired heating. Private drainage. NOTE None of the services have been tested by the agent.



view this property online williamhbrown.co.uk/Property/SUD110133



welcome to

The Street, Ashen Sudbury

- Four double bedrooms with En-suite to the principle bedroom
- Spacious detached home
- Large rear garden
- Ample off road parking and detached double garage
- Highly regarded village location

Tenure: Freehold EPC Rating: E

£650,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/SUD110133



Property Ref:
SUD110133 - 0004

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



01787 379372



Sudbury@williamhbrown.co.uk



23-24 Market Hill, SUDBURY, Suffolk, CO10 2EN



williamhbrown.co.uk