



Stanley Road, Sudbury, CO10 1NH

welcome to

Stanley Road, Sudbury

Set within a popular part of Sudbury is this beautiful bay fronted three bedroom detached home, offering a spacious lounge and kitchen/diner, and further enhanced with a large garden, ample off road parking and a garage.



Entrance Porch

Covered porch. Stained glass door leading to:-

Entrance Hall

Stairs rising to first floor. Storage cupboard, radiator.

Lounge

18' 2" into bay x 13' max (5.54m into bay x 3.96m max)
Double glazed box bay window to front aspect.
Fireplace housing gas fire. Radiator.

Kitchen / Diner

19' 6" x 9' (5.94m x 2.74m)
Double glazed french doors to rear aspect. Double glazed window to side aspect. Fitted kitchen with a range of matching wall and base units over areas of work surface. Stainless steel sink and drainer unit with one and half bowl. Central heating boiler. Pantry. Space for appliances. Door leading to:-

Rear Lobby

Double glazed door leading to garden. Storage cupboard and door leading to:-

Cloakroom

Double glazed window to side aspect. Low level WC.

Landing

Double glazed window to side aspect. Access to loft.

Bedroom One

14' 5" into bay x 13' (4.39m into bay x 3.96m)
Double glazed box bay window to front aspect.
Radiator.

Bedroom Two

11' 11" x 9' 4" + door recess (3.63m x 2.84m + door recess)
Double glazed window to rear aspect. Built in wardrobe, radiator.

Bedroom Three

7' 6" x 7' 3" (2.29m x 2.21m)
Double glazed window to rear aspect. Built in wardrobe, radiator.

Bathroom

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

Front Garden

A driveway provides ample off road parking and the remainder is predominantly laid to shingle with mature hedgerows and trees.

Rear Garden

Side access and door leading to garage. The rear garden commences with a patio area with the remainder being predominantly laid to lawn with mature shrubs, trees and flower beds.

Garage

18' 1" x 8' (5.51m x 2.44m)
Up and over doors. Power and light connected. The vendor has advised that the roof contains asbestos.



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welcome to Stanley Road, Sudbury

- Bay fronted detached home
- Three bedrooms
- Large garden
- Ample off road parking and garage
- Ground floor cloakroom

Tenure: Freehold EPC Rating: C

offers in excess of

£350,000



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 inspections. Powered by www.idealagent.com



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Property Ref:
SUD110270 - 0002

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