



Lower Reeve, Great Cornard, Sudbury CO10 0FS



welcome to

Lower Reeve, Great Cornard, Sudbury

Set within a popular modern development giving easy access to highly regarded local schools is this three bedroom semi detached home, offering spacious accommodation over three floors, including a lounge/diner and further enhanced with off road parking and a garage.



Entrance Hall

Double glazed door to front aspect. Stairs rising to first floor. Radiator.

Cloakroom

Suite comprising low level WC and wash hand basin. Extractor fan, radiator.

Kitchen

9' 5" x 5' 11" (2.87m x 1.80m)

Double glazed window to front aspect. Fitted kitchen with a range of matching wall and base units over areas of work surface. Stainless steel sink and drainer unit. Integral oven with hob and hood over. Central heating boiler. Space for appliances. Radiator.

Lounge

14' 2" x 12' 9" (4.32m x 3.89m)

Double glazed window to rear aspect and double glazed french doors leading to garden. Storage cupboard, two radiators.

First Floor Landing

Doors leading to bedrooms two, three and bathroom. Stairs leading to second floor landing.

Bedroom Two

10' 11" max x 9' 10" max (3.33m max x 3.00m max)

Two double glazed windows to front aspect. Two built in wardrobes. Radiator.

Bedroom Three

8' 9" x 7' (2.67m x 2.13m)

Double glazed window to rear aspect. Built in wardrobe, radiator.

Bathroom

Double glazed window to side aspect. Suite comprising low level WC, wash hand basin and bath with mixer tap and shower over. Extractor fan, radiator.

Second Floor Landing

Velux window. Door leading to:-

Bedroom One

13' max x 12' 10" (3.96m max x 3.91m)

Double glazed window to front aspect. Built in wardrobes, radiator. Airing cupboard.

Ensuite

Velux window. Suite comprising low level WC, wash hand basin and shower cubicle. Extractor fan, radiator.

Front Garden

A driveway leads to the garage that has up and over doors and power and light connected.

Rear Garden

The rear garden commences with a patio and decked seating area, with the remainder being predominantly laid to lawn. Gate to side aspect.



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Lower Reeve, Great Cornard Sudbury

- Three bedrooms
- Garage
- Easy access to schools
- Modern semi-detached home
- Off road parking

Tenure: Freehold EPC Rating: C

£270,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SUD110323 - 0002

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