

Dove House Meadow, Great Cornard, Sudbury CO10 0GF

william h brown

welcome to

Dove House Meadow, Great Cornard, Sudbury

Set in one of the areas most popular modern developments is this two double bedroom first floor apartment, offering stunning open plan kitchen/living and further enhanced with an en-suite and allocated parking













Entrance Hall

Entrance door, entry phone system, electric heater, storage cupboard and airing cupboard.

Bathroom

Double glazed window to rear aspect. Suite comprising low level WC, vanity wash hand basin and bath with shower over. Shaver point, heated towel rail, extractor fan.

Open Plan Kitchen / Living

21' max x 16' (6.40m max x 4.88m) Double glazed windows to front and rear aspects. 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 a half bowl. Integral oven and microwave with hob and hood over. Integral washing machine, fridge and freezer. Electric heater.

Bedroom One

15' max x 11' 5" max (4.57m max x 3.48m max) Two double glazed windows to front aspect. Electric heater.

Bedroom Two

9' 4" x 9' 4" + wardrobes (2.84m x 2.84m + wardrobes) Double glazed window to rear aspect. Fitted wardrobes, electric heater.





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Dove House Meadow, Great Cornard,Sudbury

- Two bedrooms
- First floor
- En-suite to master
- Allocated parking
- Stunning open plan kitchen/living

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£175,000





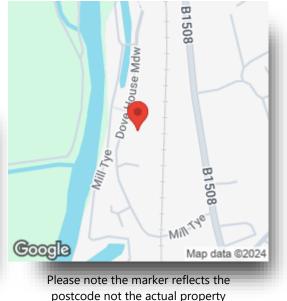
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Property Ref: SUD110494 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 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.





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