

Trafalgar Road, Sudbury CO10 1FA



## welcome to

## Trafalgar Road, Sudbury

\*NO ONWARD CHAIN\* A spacious and well presented two bedroom home set within this popular part of Sudbury that offers a large lounge, private garden and allocated parking.













#### **Entrance Porch**

Double glazed entrance door and double glazed window to front aspect. Radiator. Door leading to:-

#### Lounge

19' 6" x 13' 8" ( 5.94m x 4.17m ) Double glazed window to front aspect. Stairs rising to first floor. Radiator. door leading to:-

#### Kitchen

#### 13' 8" x 7' 4" ( 4.17m x 2.24m )

Double glazed window to rear aspect and double glazed door leading to garden. Fitted kitchen with a range of matching wall and base units over areas of work surface. Sink and drainer unit with one and a half bowl. Space for appliances, radiator.

#### Landing

Access to loft, airing cupboard.

#### **Bedroom One**

13' 8" into recess x 13' 8" max ( 4.17m into recess x 4.17m max ) Double glazed window to rear aspect. Radiator.

### Bedroom Two

12' 11" x 7' 5" ( 3.94m x 2.26m ) Double glazed window to front aspect. Radiator.

#### Bathroom

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

#### **Front Garden**

The front is predominantly laid to lawn with a pathway leading to the front door.

#### **Rear Garden**

The rear garden commences with a patio area. The remainder is predominantly laid to lawn with rear gate access. Shed to remain.





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- No onward chain
- Two bedrooms
- Allocated parking
- Spacious lounge/diner
- Private garden

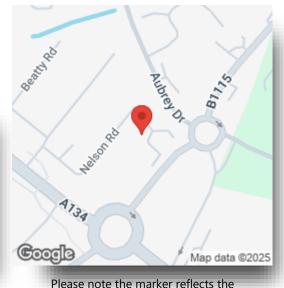
Tenure: Freehold EPC Rating: D Council Tax Band: B

guide price **£220,000** 









postcode not the actual property



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