



**The Street, Middleton, Sudbury CO10 7LW**

**welcome to**

## **The Street, Middleton, Sudbury**

Set within this highly regarded semi rural location is this deceptively spacious three double bedroom detached home with spacious and well presented accommodation throughout that is enhanced with a beautiful garden with studio/office in, off road parking and garage.



### Boot Room

9' 8" x 7' 8" ( 2.95m x 2.34m )

Entrance Door. double aspect windows. Stable door leading to garden. Stainless steel sink and drainer unit. Plumbing for washing machine. Radiator. Door leading to inner hall and:-

### Cloakroom

Window to side aspect. Suite comprising low level WC and wash hand basin. Radiator.

### Inner Hall

Airing cupboard. Storage cupboard. Opening onto:-

### Kitchen

12' x 12' ( 3.66m x 3.66m )

Double aspect double glazed windows. Fitted kitchen with a range of matching wall and base units over areas of granite work surface. Space housing range cooker with hood over. Space for appliances. Radiator. Door leading to dining room opening on to garden room and door to:-

### Lounge

17' 7" x 11' 7" ( 5.36m x 3.53m )

Two windows to front aspect. Fireplace housing inset multi fuel burner. Stairs rising to first floor. Two radiators. Arched entry to:-

### Dining Room

12' 1" x 12' ( 3.68m x 3.66m )

Double glazed window to rear aspect. Radiator.

### Garden Room

12' 5" x 8' 8" ( 3.78m x 2.64m )

Dual aspect double glazed windows. Double glazed french doors leading to garden. Velux window. Radiator.

### Landing

Access to loft, large storage cupboard.

### Bedroom One

11' 6" x 11' 6" ( 3.51m x 3.51m )

Window to front aspect. Radiator.

### Ensuite

Window to front aspect. Suite comprising low level WC, wash hand basin and shower cubicle. Radiator.

### Bedroom Two

12' 1" x 12' 1" max ( 3.68m x 3.68m max )

Window to rear aspect. Built in wardrobes. Radiator.

### Bedroom Three

12' 1" x 12' 1" max ( 3.68m x 3.68m max )

Double aspect windows. Radiator.

### Bathroom

11' 7" x 6' 4" ( 3.53m x 1.93m )

Window to front aspect. Suite comprising low level WC, wash hand basin, bidet, bath with mixer tap and shower over and shower cubicle. Heated towel rail.

### Front Garden

A gravel driveway leads to the detached garage.

### Rear Garden

The rear garden commences with a decked seating terrace, with the remainder predominantly laid to lawn with mature shrubs. To the side of the property is an area with a shed, oil tank and boiler. Door leading to garage.

### Office / Studio

15' 6" max x 9' 8" ( 4.72m max x 2.95m )

Double glazed windows to two aspects. Double glazed french doors. Power and light connected. Shower Room with double glazed window, suite comprising low level WC, vanity wash hand basin and shower cubicle. Extractor fan.

### What3words

climbing.works.profitd



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## **The Street, Middleton, Sudbury**

- Detached cottage
- Three double bedrooms
- Beautiful garden
- Studio/home office in garden
- Two spacious reception rooms and garden room

Tenure: Freehold EPC Rating: F

Council Tax Band: E

**£625,000**



Please note the marker reflects the postcode not the actual property

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