



Aubrey Drive, Sudbury CO10 1PY

welcome to

Aubrey Drive, Sudbury

NO ONWARD CHAIN Set within a popular part of Sudbury is this three bedroom semi detached home that benefits from spacious accommodation, including a large lounge and conservatory. The property is further enhanced with a garage and parking.



Entrance Hall

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

Cloakroom

Double glazed window to front aspect. Suite comprising low level WC and vanity wash hand basin. Radiator.

Kitchen

10' 8" x 7' 8" (3.25m x 2.34m)

Double glazed window to front aspect. Fitted kitchen with a range of matching wall and base units over areas of work surface. Butler sink with mixer tap set into quartz worktop. Integral oven with hob and extractor over. Integral fridge/freezer, integral wine cooler and microwave. Radiator.

Lounge / Diner

16' 8" max x 13' 11" (5.08m max x 4.24m)

Double glazed window and double glazed patio doors leading to conservatory. Understairs storage cupboard, radiator.

Conservatory

9' 8" x 8' 8" (2.95m x 2.64m)

Double glazed windows to three aspects. Double glazed french doors leading to garden. Radiator.

Landing

Access to loft. Doors leading to bedrooms and bathroom.

Bedroom One

11' 7" max x 10' 8" (3.53m max x 3.25m)

Two double glazed windows to front aspect. Storage cupboard.

Ensuite

Double glazed window to front aspect. Suite comprising low level WC, vanity wash hand basin and shower cubicle. Heated towel rail.

Bedroom Two

10' 8" x 8' 1" (3.25m x 2.46m)

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

Bedroom Three

8' 10" x 5' 7" (2.69m x 1.70m)

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 waterfall shower over. Radiator.

Front Garden

A driveway leads to the garage and the remainder is predominately laid to block paving.

Rear Garden

The property enjoys a corner plot style garden and has a large patio seating area, with the remainder predominantly laid to artificial lawn.



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Aubrey Drive, Sudbury

- Three bedrooms
- Master with ensuite
- Conservatory extension
- Garage with power and lighting
- No onward chain

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£320,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SUD110825 - 0003

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