



**Windermere Road, Sudbury CO10 2QD**



**welcome to**

**Windermere Road, Sudbury**

**\*NO ONWARD CHAIN\*** A three bedroom detached bungalow set within a popular part of Sudbury with spacious lounge, large garden and garage.



### **Entrance Porch**

Double glazed door to front aspect. Two double glazed windows. Door leading to:-

### **Entrance Hall**

Airing cupboard and storage cupboard. Storage heater. Access to loft via ladder. The loft is divided into two rooms.

### **Lounge**

16' 11" x 10' 11" ( 5.16m x 3.33m )

Double glazed window to side aspect. Two storage heaters. Patio doors leading to:-

### **Conservatory**

12' 2" x 9' 11" ( 3.71m x 3.02m )

Air conditioning unit. Double glazed windows and double glazed french doors.

### **Kitchen**

10' 10" max x 10' ( 3.30m max x 3.05m )

Double glazed french doors. 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 with hob and hood over. Two built in storage cupboards. Door leading to:-

### **Dining Room**

10' 8" x 6' 1" ( 3.25m x 1.85m )

Double glazed doors to front and rear aspects. Double glazed windows to front and rear aspects.

### **Bedroom One**

11' 10" x 10' 5" + recess ( 3.61m x 3.17m + recess )

Double glazed window to front aspect. Electric heater. Built in wardrobe and fitted wardrobe.

### **Bedroom Two**

10' 5" + recess x 8' 11" ( 3.17m + recess x 2.72m )

Double glazed window to rear aspect. Built in wardrobe.

### **Bedroom Three**

9' 8" x 7' 11" ( 2.95m x 2.41m )

Double glazed window to front aspect. Fitted wardrobe.

### **Bathroom**

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

### **Front Garden**

The front is predominantly laid to lawn with flower beds. A pathway leads to the front door.

### **Rear Garden**

The rear garden commences with a patio seating area with the remainder being predominantly laid to lawn with beds to borders. A pathway leads to the rear gate, garage and workshop. Shed, summer house and studio. Rear gate. There is vehicular access to the rear from Park Road accessed via a private shared track.

### **Shed**

8' 10" x 6' 3" ( 2.69m x 1.91m )

Power and light connected. Window to side aspect.

### **Studio**

8' 7" x 5' 10" ( 2.62m x 1.78m )

Window to side aspect. Power and light connected.

### **Workshop**

15' 9" x 5' 5" ( 4.80m x 1.65m )

Window to side aspect. Opening onto :-

### **Garage**

16' x 9' 8" ( 4.88m x 2.95m )

Up and over doors. Power and light connected.

### **Agent Note**

The photo of the garage shows two garages please note it is solely the left hand yellow rendered one that is with this property.



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welcome to

## Windermere Road, Sudbury

- No onward chain
- Garage and workshop
- Large garden
- Three bedrooms
- Detached bungalow

Tenure: Freehold EPC Rating: E  
Council Tax Band: C

**£350,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
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