



**Honeymeade Close, Stanton, Bury St. Edmunds, IP31 2EF**



**welcome to**

**Honeymeade Close, Stanton, Bury St. Edmunds**

Sitting comfortably between the towns of Thetford and Bury St. Edmunds, this detached bungalow is bound to impress! Offering immaculate, open-plan accommodation, a modern fitted kitchen, master en-suite and family bathroom, great sized garden and three sizable bedrooms, viewing is essential!



## Summary

The historic Norfolk market town of Thetford is ideally positioned close to the Cambridgeshire and Suffolk borders and therefore offers good road and rail links direct to both Cambridge and Norwich, convenient for commuting. The river "Thet" borders the southern boundary offering delightful riverside walks and river frontage redevelopment consisting of a three screen cinema, restaurant, hotel and public open space. Further recreation can be found in the extensive forest areas in the surrounding areas including High Lodge offering forest cycle and walking routes and play areas.

Nearby Thetford Forest offers the ultimate outdoor playground for family days out. This vast pine plantation is cross-crossed with a maze of walking and cycling trails that are perfect for spending a day losing yourself in nature. At the heart of it all is the High Lodge Visitor Centre which offers bike hire for the energetic, Segway for the more adventurous and Go Ape for those who dare.

## The Accommodation

Entrance door to:

### Kitchen

12' 4" x 11' 4" ( 3.76m x 3.45m )

With a range of fitted units with work surface over, stainless steel sink unit with mixer tap over, electric oven, electric hob, space for American style fridge/freezer and window to front.

### Dining Room

11' 11" x 7' 3" ( 3.63m x 2.21m )

With door to front, window to side and radiator.

### Living Room

20' 1" x 16' plus recess. ( 6.12m x 4.88m plus recess. )

With feature woodburner in a brick surround, TV point, window to front and radiator.

### Inner Hall

### Bedroom One

12' max. x 10' 11" ( 3.66m max. x 3.33m )

With built in wardrobes, window to front and radiator.

### En-Suite

With W.C, wash hand basin, shower cubicle and heated towel rail.

### Bedroom Two

15' 7" x 8' 10" ( 4.75m x 2.69m )

With window to front and radiator.

### Bedroom Three

8' 10" x 8' 4" ( 2.69m x 2.54m )

With window to side and radiator.

### Bathroom

With W.C, "His & Hers" sinks inset into a vanity unit with taps over, bath with shower attachment and mixer tap over, heated towel rail and window.

## Outside

To the rear of the property is a garden which is largely laid to artificial lawn with a paved patio area, garden shed and gate.



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## Honeymeade Close, Stanton, Bury St. Edmunds

- Spacious Detached Bungalow
- Immaculate Accommodation
- Three Sizable Bedrooms
- Master En-Suite & Family Bathroom
- Popular Village Location
- Great Sized Garden
- Garage and Driveway Parking
- Viewing is Essential!

Tenure: Freehold EPC Rating: E  
offers in excess of

**£350,000**



Please note the marker reflects the  
postcode not the actual property

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