

BUCKS

PROPERTY AGENTS



Corner Cottage Cow Green, Bacton, Stowmarket, IP14 4HJ

Guide Price £525,000

- Three Bedrooms
- Two Bedroom Annexe
- Kitchen/Diner
- Off Road Parking For Several Vehicles
- No Upward Chain
- Detached House
- Study
- Cloakroom
- Combi Boiler
- Village Location

Corner Cottage Cow Green, Stowmarket IP14 4HJ

Nestled in the charming area of Cow Green, Bacton, Stowmarket, this delightful detached house presents an excellent opportunity for those seeking a spacious family home. Boasting two well-proportioned reception rooms, this property offers ample space for both relaxation and entertaining. The heart of the home is a generous kitchen/diner, perfect for family meals and gatherings. The residence features three comfortable bedrooms, providing a peaceful retreat for all family members. With two bathrooms, morning routines will be a breeze, ensuring convenience for busy households. Additionally, a study offers a quiet space for work or study, catering to the needs of modern living. One of the standout features of this property is the two bedroom annexe, which benefits from underfloor heating throughout, shower room, study area and oak conservatory making it a cosy space for guests. While the home does require some modernisation, it presents a fantastic chance for buyers to put their personal touch on the property and create their dream living space. Parking is not an issue here, as the property accommodates up to three vehicles, providing ease and accessibility. Furthermore, the absence of an upward chain ensures a smooth and straightforward purchasing process.

In summary, this detached house in Cow Green is a promising prospect for families or individuals looking to invest in a home with potential. With its spacious layout, convenient location within Bacton is a village full of beautiful scenery and offers many amenities including local business, village store and recreation ground. Just a short distance from the bustling market town of Stowmarket that offers much more as well as a railway station with main links to London, Norwich, Bury St Edmunds, Cambridge and Ipswich.



Council Tax Band: D



Entrance Hall

With window to side and glazed full length window to front, stairs leading to first floor, tiled floor and radiator.

Cloakroom

With window to front, low level W/C, pedestal basin, plumbing for washing machine, space for tumble dryer, tiled floor and radiator.

Study

With windows to front and side and radiator.

Sitting Room

With window to side and patio doors to rear illuminating the room with natural light, open fireplace with wood burner, TV point and two radiators.

Kitchen/Diner

With windows to front and rear and French door leading to rear ideal for indoor/ outdoor entertaining, range of high and low units, butler sink, tiled splashbacks, space for range cooker and fridge freezer, plumbing for dishwasher, island, pantry cupboard, tiled floor and two radiators.

First Floor Landing

With shelved airing cupboard housing hot water tank and loft access.

Bedroom One

With window to rear and Velux window, built-in wardrobe and radiator.

Bedroom Two

With window to front and Velux window, built-in shelved wardrobe and radiator.

Bedroom Three

With windows to front and side.

Bathroom

With Velux window, bath with mixer tap and shower attachment, shower cubicle, two basins, tiled splashbacks, Bluetooth mirrored cabinet and tiled floor.

Annexe

Entrance Hall/ Kitchen

With door to front, range of high and low units, stainless steel sink and drainer, tiled floor, underfloor heating and loft access.

Hall

With tiled floor.

Bedroom One

With windows to front, rear and Velux windows and radiator.

Bedroom Two/Sitting Room

With window to front, built-in shelving and storage and radiator.

Study Area

With loft access, air conditioning unit and tiled floor.

Oak Conservatory

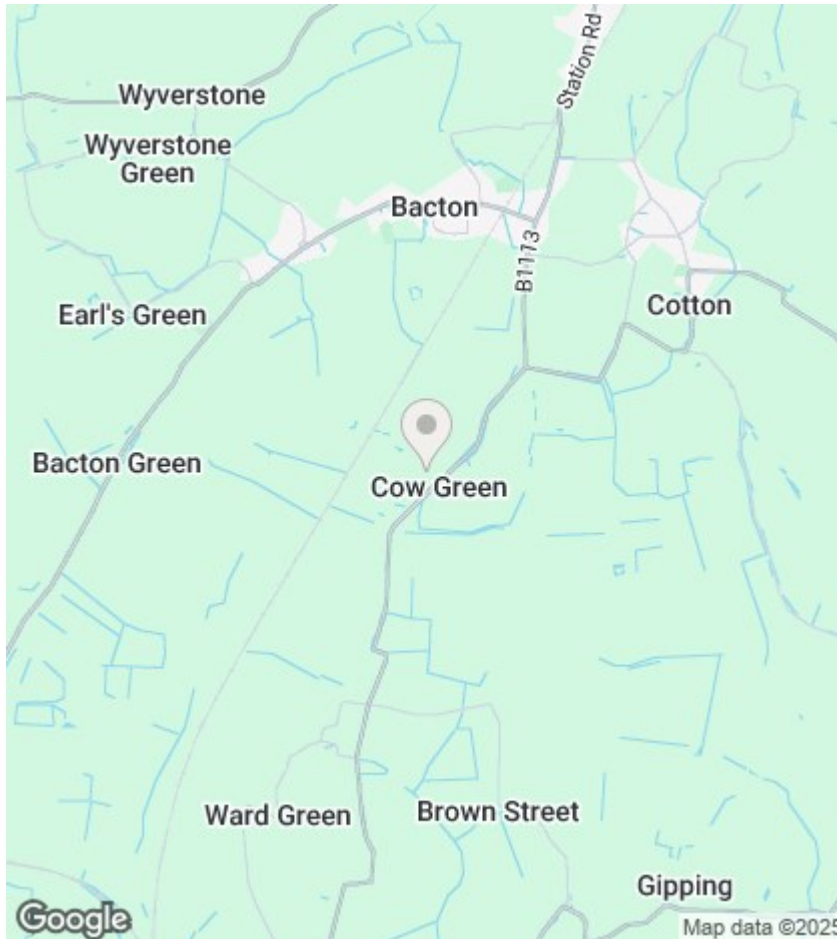
With windows all around, door leading to outside and tiled floor.

Shower Room

With shower cubicle, low level W/C, basin, tiled floor and heated towel rail.

Outside

To the front of the property is a shingle driveway providing off road parking for several vehicles, lawn, paving stones, shrubs, trees, fenced and hedged all around. To the rear of the property is a rear garden comprising of composite decking area ideal for outdoor entertaining, patio area, lawn, raised shrub borders, raised vegetable beds, shed, large shed, tree, greenhouse and for privacy and seclusion is fenced all around.



Directions

Market Place, Stowmarket IP14 1DT, UK Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Continue to follow B1115 Parts of this road may be closed at certain times or on certain days At the roundabout, take the 1st exit onto Newton Rd/B1113 Continue to follow B1113 Turn left onto Cow Grn Destination will be on the left Arrive: Cow Green, Bacton, Stowmarket IP14 4HJ, UK

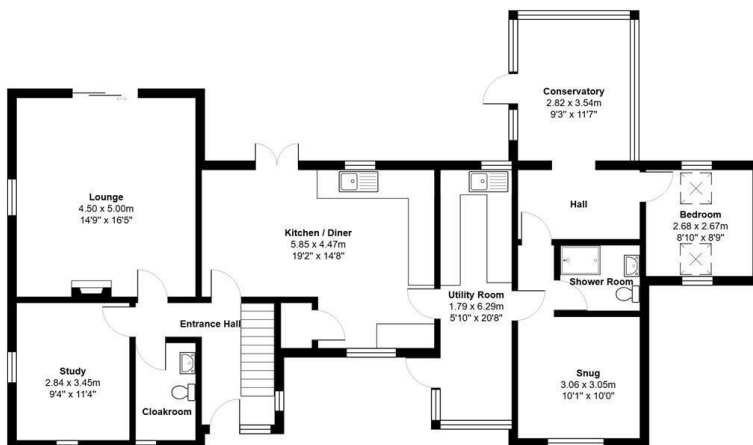
Viewings

Viewings by arrangement only.
Call 01449614700 to make an appointment.

EPC Rating:

E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	53	63
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Total Area: 185.5 m² ... 1997 ft²

