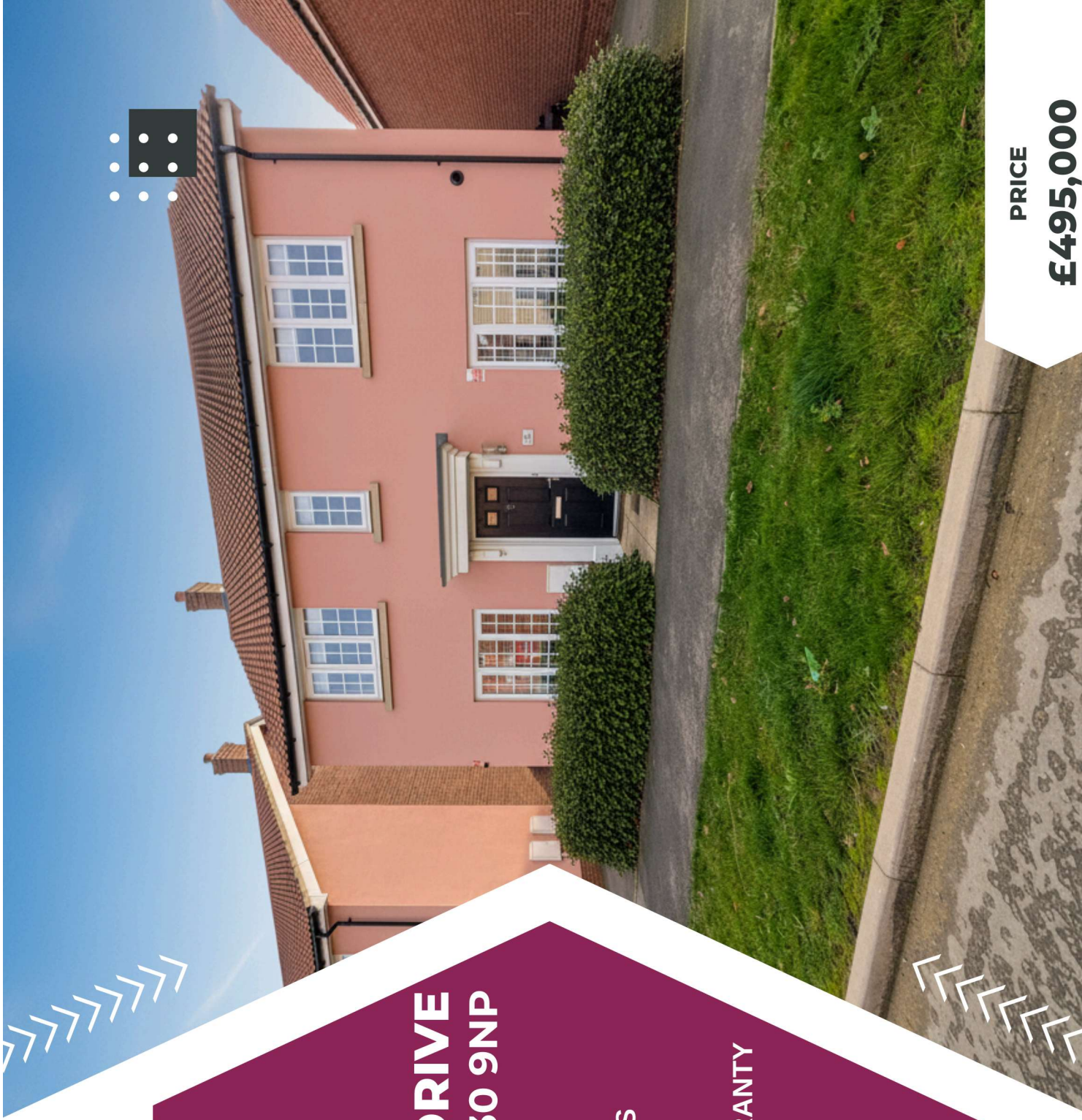


**ST. EDMUNDS DRIVE
ELMSWELL, IP30 9NP
F O R S A L E**

- DETACHED FAMILY HOME
- FOUR DOUBLE BEDROOMS
- POPULAR VILLAGE
- JUST 5 YEARS OLD
- STILL WITHIN NHBC WARRANTY
- CHAIN FREE
- GARAGE & DRIVEWAY
- EPC B
- COUNCIL TAX BAND E
- ELECTRIC CAR CHARGER

PRICE
£495,000





GD Estates are proud to present this immaculate, modern 4-bedroom detached family home, located in the sought-after village of Elmswell.

Built just five years ago, and with further upgrades made by the current owners, the property remains in fantastic condition and benefits from the remainder of its NHBC warranty.

The spacious accommodation includes:

- Four double bedrooms, with an en-suite to bedroom one.
- A generous living room
- Separate dining room
- Contemporary kitchen
- Dedicated study
- Family bathroom
- Cloakroom/utility room

Externally, the home features a private enclosed rear garden, a garage, and a driveway providing ample off-road parking.

Offered to the market **CHAIN FREE**, this is a fantastic opportunity to secure a beautiful family home in a popular village location.

LOCATION:

Elmswell is a thriving and well-served village in Mid Suffolk, ideally situated between the historic market towns of Bury St Edmunds and Stowmarket. Elmswell offers a range of local amenities including shops, a primary school, pubs, and a train station providing direct links to Ipswich and Cambridge. Surrounded by picturesque countryside, the village combines rural charm with excellent connectivity, making it a popular choice for families and commuters alike.

ENTRANCE HALL:

Access to the property is via a composite door leading into a spacious internal hallway, which features well-designed under-stairs storage, a radiator, and stairs to the first floor.

LIVING ROOM

15' 7" x 12' 9" (4.75m x 3.89m):

Light and airy living room featuring uPVC patio doors opening to the rear garden, two uPVC windows to the rear aspect, and one radiator.

DINING ROOM

12' 10" x 10' 8" (3.91m x 3.25m):

Featuring built-in cabinetry, uPVC patio doors opening to the rear garden, two uPVC windows to the rear aspect, and a radiator.

KITCHEN

15' 8" x 10' 10" (4.78m x 3.3m):

This modern and well-appointed kitchen boasts a stylish selection of wall-mounted and under-counter cabinets, paired with square-edge wood-effect worktops for a contemporary finish. A stainless steel one-and-a-half bowl sink with drainer and mixer tap is neatly inset, enhancing both functionality and design. Integrated appliances include a gas hob with extractor hood, electric oven and grill, fridge-freezer, and dishwasher. Additional features include a radiator, a uPVC window to the front aspect, and elegant double doors leading into the dining room.

STUDY

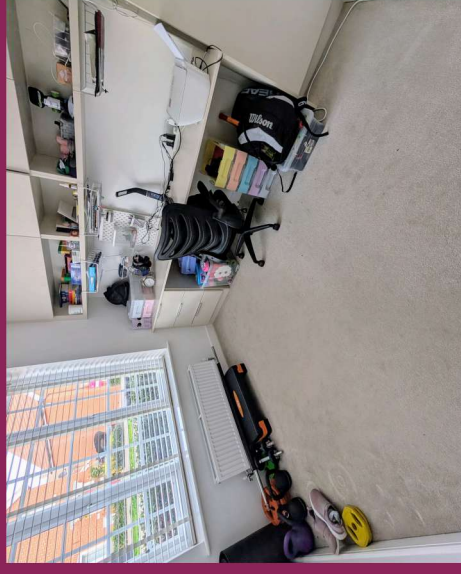
9' 11" x 8' 8" (3.02m x 2.64m):

Well-designed office space featuring a built-in desk area and cabinetry, ideal for working or studying from home. Includes a uPVC window to the front aspect and a radiator.

CLOAKROOM/UTILITY

8' 8" x 5' 4" (2.64m x 1.63m):

Cleverly designed utility/cloakroom featuring wall-mounted and under-counter cabinets set beneath wood-effect worktops. The space includes plumbing and provisions for a washing machine and tumble dryer, an inset sink, a low-level WC, and a radiator.



LANDING:

Spacious landing providing access to the first-floor accommodation, featuring an airing cupboard housing the hot water tank, a loft hatch, and a radiator.

BEDROOM 1

16' 1 (max)" x 14' 8 (max)" (4.9m x 4.47m):

Generous double bedroom benefiting from built-in cabinetry and a vanity unit, two uPVC windows to the front aspect, a radiator, and access to:

ENSUITE:

Modern three-piece white suite comprising a tiled shower cubicle with mains shower, low-level WC, and a wall-mounted wash hand basin with storage beneath. Also includes a radiator.

BEDROOM 2

13' 2" x 10' 10" (4.01m x 3.3m):

Second generous double bedroom featuring uPVC window to front aspect and one radiator.

BEDROOM 3

15' 6 (max)" x 11' 0 (max)" (4.72m x 3.35m):

Third double bedroom featuring a uPVC window to the rear aspect and a radiator.

BEDROOM 4

12' 9" x 8' 3" (3.89m x 2.51m):

Fourth double bedroom, currently configured with built-in wardrobes and cabinetry, creating a highly functional and stylish walk-in wardrobe space. Includes a uPVC window to the rear aspect and a radiator.

FAMILY BATHROOM:

Featuring a modern three-piece white suite comprising a panelled bath with mains shower and screen over, a low-level WC, and a wall-mounted wash hand basin with storage beneath. Includes an obscure uPVC window to the rear aspect and a radiator.

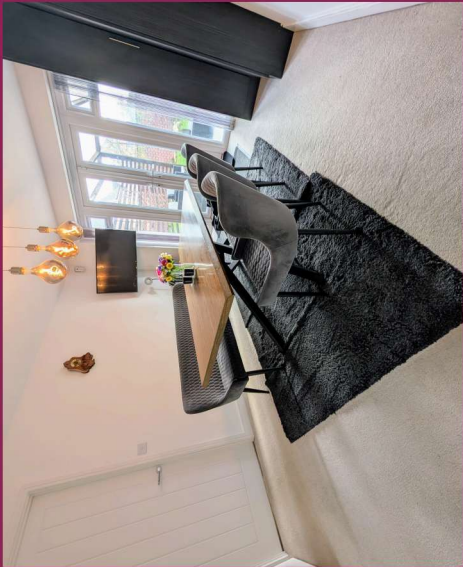
EXTERNALLY:

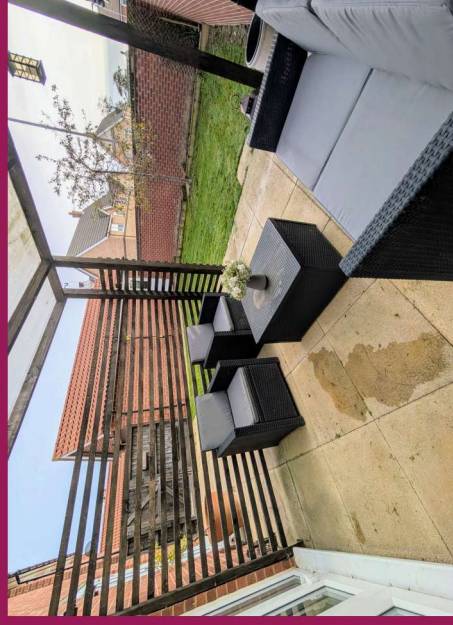
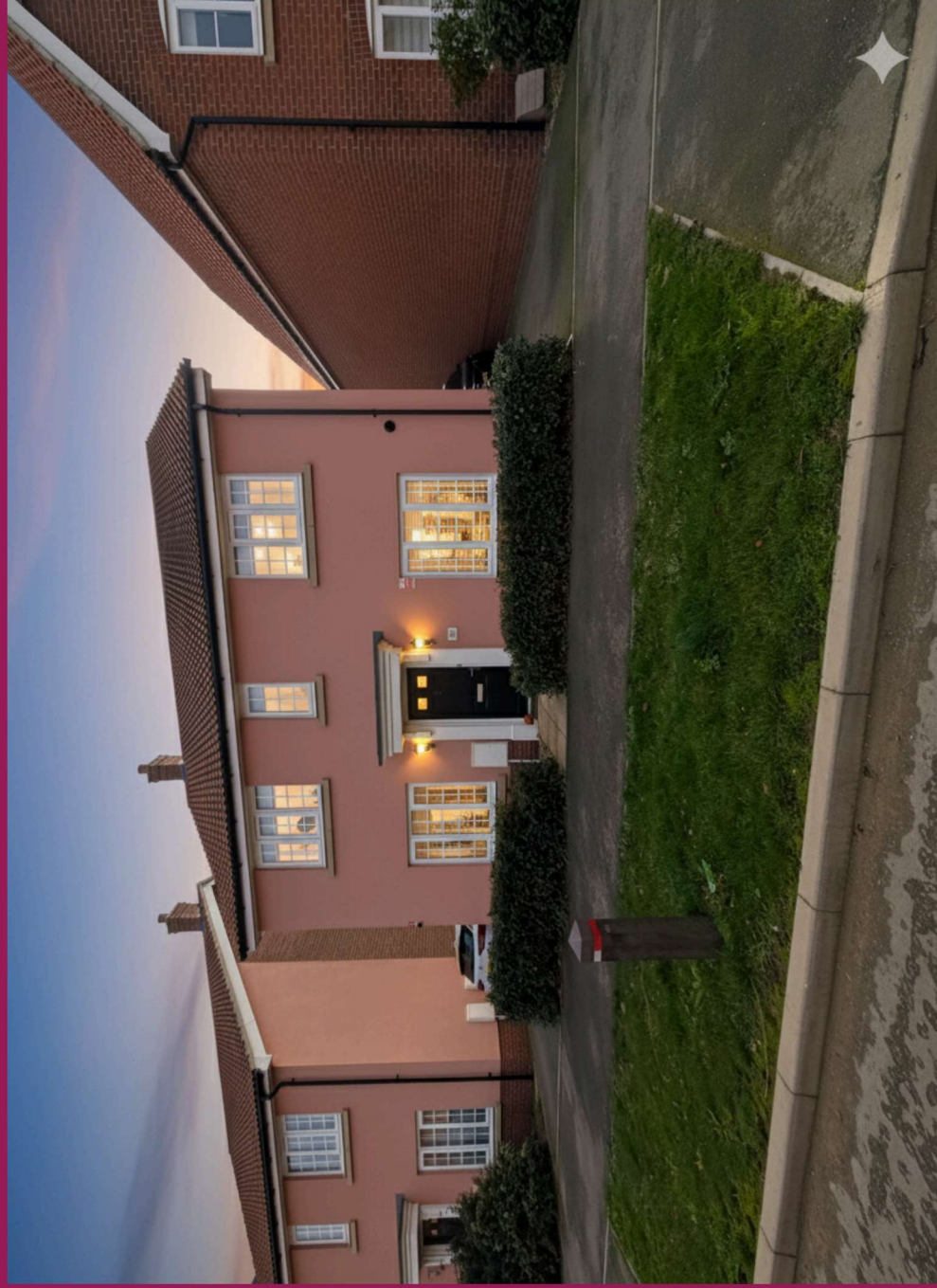
To the rear, the property boasts a fully enclosed garden, predominantly laid to lawn, with an attractive patio area set beneath a well-designed pergola-perfect for outdoor dining. Raised flower beds add character and charm, while side access leads conveniently to the garage and driveway.

To the front, the property offers a driveway providing off-road parking for two vehicles in tandem, along with a private EV charger.

The single garage benefits from power and lighting, offering additional storage or workspace options.







GD estates



01284 750891



sales@gdestates.co.uk

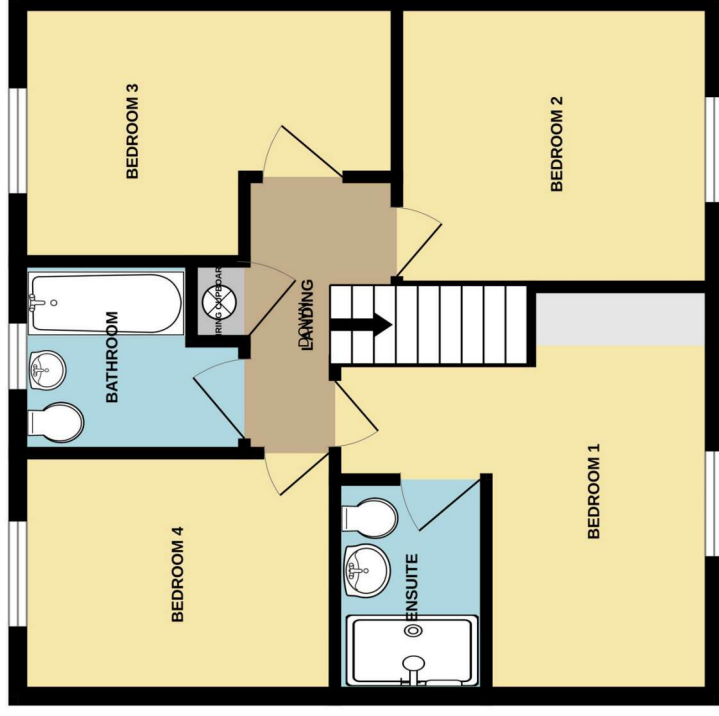


14, The Traverse, Bury St Edmunds, IP33 1BJ

GROUND FLOOR



1ST FLOOR



01284 750891



sales@gdestates.co.uk



14, The Traverse, Bury St Edmunds, IP33 1BJ