





Located South West of Bury St Edmunds in the charming village of Whepstead, this beautifully extended family home seamlessly combines traditional character with modern comforts. Set within a private, established garden that offers sweeping views of the surrounding farmland, this property is sure to impress. The ground floor boasts a spacious, thoughtfully designed kitchen/dining area with French doors opening to the garden. The stunning family room, complete with a log burner, invites relaxation, while a second sitting room with its own log burner provides an additional space to unwind. The home features four well-appointed bedrooms, including a master with a stylish en-suite, ensuring both comfort and convenience. A utility/cloakroom further enhances the practicality of this ideal family retreat. With ample parking and generous outdoor space, this home stands out as a true favorite in a peaceful village setting.

Entrance Hallway

11' 7" x 6' 5" (3.53m x 1.95m)

Welcoming entrance hall with stairs leading to first floor with under stair storage. Radiator

Sitting Room

14' 6" x 11' 7" (4.42m x 3.53m)

Well proportioned room with bay window to front and multi fuel log burner. Bespoke fitted cupboards and wood flooring. Radiator

Kitchen/Dining Room

36' 3" x 8' 4" (11.04m x 2.54m)

A stunning room being the heart of the house with plenty of room to eat and relax. Stylish wall and base cupboard and drawer units and ample work top over. Inset sink and drainer and built in breakfast bar. Large pantry cupboards. Integrated appliances include an induction hob and extractor fan, full fridge freezer and dishwasher. Eye level double oven with warming drawer. Windows and French doors overlooking the garden and two radiators. Steps leading down into the family room.

Family Room

18' 0" x 10' 7" (5.48m x 3.22m)

Step down into this delightful room with free standing log burner and wall lights. Radiator and window to front.

Inner Hallway

4' 11" x 3' 10" (1.50m x 1.17m)

Door to front of the property.

Cloakroom/Utility

9' 6" x 4' 6" (2.89m x 1.37m)

WC and wash basin. Plumbing for washing machine and space for tumble dryer. Water softener, water tank and radiator.

Landing

21' 4" x 3' 10" (6.50m x 1.17m)

Loft access and radiator.

Bedroom 1

13' 10" x 13' 9" (4.21m x 4.19m)

Spacious double room with dual aspect windows offering lots of natural light. Radiator.

En-Suite

5' 10" x 4' 8" (1.78m x 1.42m)

Modern suite with WC, wash basin and shower cubicle with tiling. Window to rear and radiator.

Bedroom 2

11' 10" x 10' 8" (3.60m x 3.25m)

Good size double room with window to front and radiator.

Bedroom 3

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

With fitted wardrobe/airing cupboard and window to front. Radiator

Bedroom 4

9' 9" x 5' 11" (2.97m x 1.80m)

With fitted wardrobe, window to rear and radiator.

Bathroom

9' 5" x 5' 7" (2.87m x 1.70m)

Modern suite comprising of WC, wash basin and vanity unit. 'P' shaped shower bath with curved shower screen and electric shower. Window to rear and radiator.

Outside

Front Garden

The property is approached via a gravel driveway providing plenty of parking. Feature raised flower and vegetable beds. Garden storage sheds.

Rear Garden

A large patio seating area with a stylish wooden pagoda and mature wisteria. Built in bar area - for socializing. The established gardens enjoy plenty of privacy with a variety of mature shrubs and lawn area. A further seating area is a curve design with patio - ideal for relaxing.

Agent's Note

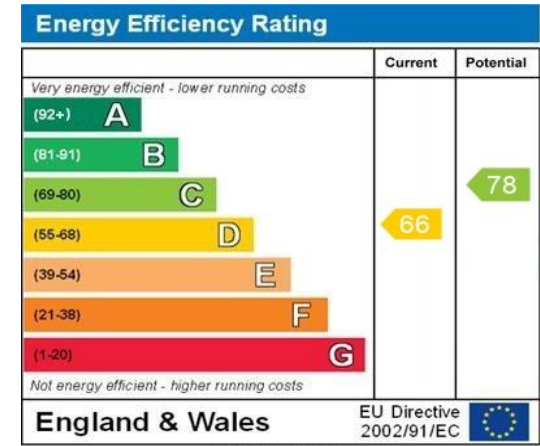
Hot tub is included in the sale.



Ground Floor



Floor 1



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