



CHAPEL ROAD, COCKFIELD IP30 0HE

£400,000
FREEHOLD

Situated in the popular village of Cockfield, this detached bungalow offers versatile and well-proportioned accommodation throughout. The property comprises an entrance hallway leading to a large sitting room which opens into a lean-to conservatory and porch, providing a light and airy living space. A generous kitchen/dining room benefits from an additional side porch, ideal for everyday practicality. There are two comfortable double bedrooms, a family bathroom, and a further room currently used as a bedroom, located off the kitchen and offering flexible use. Outside, the grounds wrap around the property, providing a pleasant outdoor setting with ample off-road parking. A driveway leads to a single garage, adding to the convenience. The property is of non-standard construction, and early viewing is recommended to appreciate the space and setting on offer.

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CHAPEL ROAD

- Well Presented Detached Three Bedroom Bungalow
- Stylish Kitchen/Dining Room
- Spacious Sitting Room
- Oil Fired Central Heating
- Conservatory & Utility Area
- Garage & Off Road Parking
- Three Good Sized Bedrooms
- Large Gardens to Front & Rear With Paddock Views
- Built Of Non Standard Construction
- Step Inside Today With Our 360 Virtual Tour!



Entrance Hall

Welcoming entrance hall with loft access. Radiator.

Sitting Room

Well proportioned room with inset electric fire and brick surround. With windows to front, side and porch area, enjoying plenty of natural light. Sliding patio doors into the conservatory. Two radiators.

Conservatory

Windows overlooking the garden. Radiator.

Side Porch

Door leading to the side of the property.

Kitchen/Dining Room

Stylish kitchen with a wide range of wall and base cupboard and drawer units and ample work tops over. Inset sink and drainer. The integrated appliances include a dishwasher, electric oven, hob and extractor hood over and there is space for a full fridge freezer. The kitchen opens to a large dining area ideal for entertaining. There are windows to side overlooking neighbouring paddock and a cupboard housing the boiler. Two radiators.

Utility/Porch

Door leading to the driveway. Space for washing machine with work tops over. Windows to side.

Bedroom 1

Double room with window to front and radiator. Walk-in wardrobe with window to side and radiator.

Bedroom 2

Double room with window to front and radiator.

Bedroom 3

Window to side and radiator. Housing the water tank.

Bathroom

Stylish suite with WC and inset wash basin vanity unit. Bath and fully tiled separate shower cubicle with water fall shower head over and handheld attachment. Window to rear, radiator and heated towel radiator.

Outside

Front Garden

You approach the property with a gated access leading onto the driveway offering ample off-road parking. A block paved patio seating area to the side and the remainder of the front garden being laid mainly to lawn. Surrounded by mature hedge and fencing for security. The garden wraps around the side with a picket gate leading to a second small patio area.

Rear Garden

The rear garden is laid to lawn surrounded by hedges and trees. Large shed for storage.

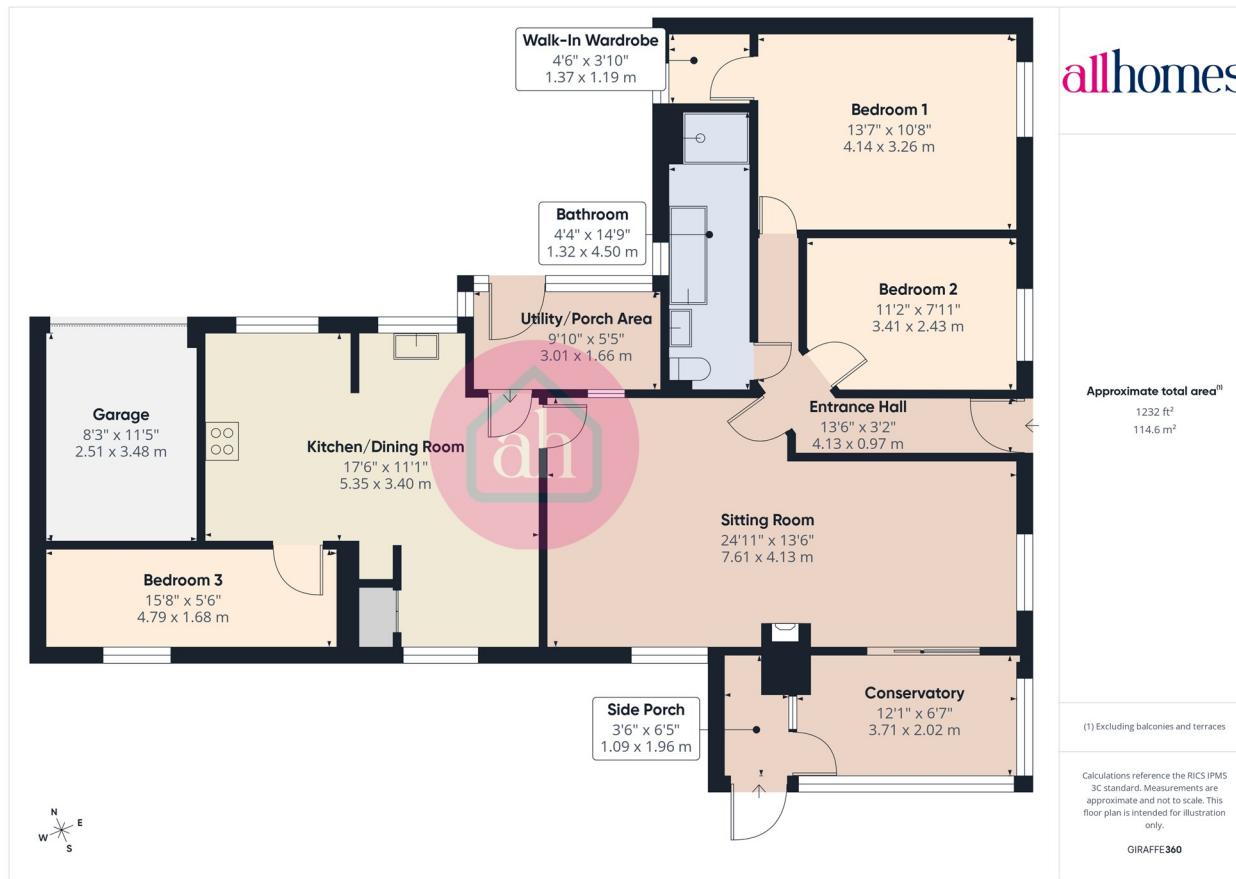
Garage

Agent's Note

Please been advised this property is built as non standard construction.

CHAPEL ROAD





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EPC Rating: C **Council Tax Band:** C

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		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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