4 New Street, Mildenhall, Suffolk, IP28 7EN Tel: 01638 712132 mildenhall@shiresresidential.com www.shiresresidential.com





## Miles Hawk Way, Mildenhall, Suffolk, IP28 7SE Rent - Guide Price £360,000 Deposit -

GUIDE PRICE £360,000 - £365,000

Backing open fields and located in a cul de sac location is this fully refurbished 4 bedroom detached family home.

The property has a fantastic open plan lounge/dining/kitchen area with access to the utility room and cloakroom. To the rear of the property is a wonderful rear garden that backs on to open land and a paddock. On the first floor there are 4 bedrooms, a family bathroom and the main bedroom has an en suite.

You can move straight in to your new home, call now to view!

- DETACHED MODERN FAMILY HOME
- FAMILY AND ENSUITE BATH/SHOWER ROOMS & CLOAKROOM/W.C.
- LOUNGE WITH SEPARATE DINING ROOM
- DRIVEWAY AND INTEGRAL GARAGE
- GAS FIRED RADIATOR HEATING AND UPVC WINDOWS, DOORS, GUTTERING AND SOFFITS
- FOUR BEDROOMS
- PLEASANT CUL-DE-SAC POSITION
- KITCHEN AND UTILITY ROOM
- ENCLOSED REAR GARDEN WITH VIEWS OF PADDOCK LAND TO THE REAR
- CALL NOW TO VIEW YOUR NEW HOME!







Council Tax Band: D - EPC Rating: D 61





TOTAL FLOOR AREA: 104.8 sq.m. (1128 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other terms are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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