



Fieldfare
Wickhambrook, Suffolk



Fieldfare, Malting End, Wickhambrook, Suffolk, CB8 8QA

Wickhambrook is a lovely rural village with a vibrant community served by a Public House, shop, school, surgery and parish Church, closely linked to the A143 which provides fast access to the Cathedral town of Bury St Edmunds, approximately 9 miles, in turn providing access to the A14 trunk road to London via the M11.

An idyllically positioned and particularly large five-bedroom detached bungalow boasting close to 3,400 sq.ft of accommodation with a plot measuring over half an acre in a peaceful setting within the popular village of Wickhambrook. The property offers vast size and versatility with four reception rooms, five bedrooms and four bathrooms. Externally offering a large paved driveway, a double garage, a further detached outbuilding/garage and a wonderful south-facing rear garden.

A spacious and peacefully positioned five-bedroom detached bungalow on half an acre in Wickhambrook.

ENTRANCE HALL A large entrance hall creating a pathway through the property with multiple windows to front aspect and various fitted storage cupboards.

SITTING ROOM Two windows to side aspect and a woodburning stove

KITCHEN / BREAKFAST ROOM A stylishly fitted kitchen with fitted units and drawers, worktops over and an inset double sink and drainer. Integrated appliances including dual ovens, hob, dishwasher, fridge and freezer. The large island also serves as a breakfast bar. Windows to front and rear aspects.

SUN ROOM Window to side aspect and bi-folding doors opening to the rear garden terrace.

DINING ROOM Two windows to side aspect.

CLOAKROOM Vanity sink unit and WC.

MASTER BEDROOM Fitted wardrobes, windows to both side aspects, sliding doors leading to the rear garden terrace and an **ENSUITE** which is extensively tiled, particularly luxurious offering a large open shower, his-and-hers vanity units, WC, heated towel rail and window to rear aspect.

BEDROOM 2 Window to rear aspect and an **ENSUITE** with a bath and shower over, wash hand basin, WC and window to rear aspect.

BEDROOM 3 Window to rear aspect and an **ENSUITE** with a shower cubicle, vanity sink unit, heated towel rail and WC.

BEDROOM 4 Fitted wardrobe and window to rear aspect.

BEDROOM 5 Fitted wardrobe and window to rear aspect.

STUDY With fitted bespoke storage and window to side aspect.

BATHROOM Extensively tiled with a bath, shower cubicle, vanity sink unit, WC, heated towel rail and window to front aspect.

Outside

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The property is approached via the substantial and paved driveway providing parking for several vehicles and access to the **DOUBLE GARAGE**, as well as the further **OUTBUILDING / GARAGE**. The remaining front aspect is mainly lawned with high-level established hedging. The rear garden is large and predominately lawned with paved terraced, raised flower beds beside the rear terrace and a **SUMMER HOUSE**.

SERVICES Oil fired central heating. Mains water, drainage and electricity.
Note, none of these have been tested by the agent.

LOCAL AUTHORITY West Suffolk District Council.

COUNCIL TAX BAND G.

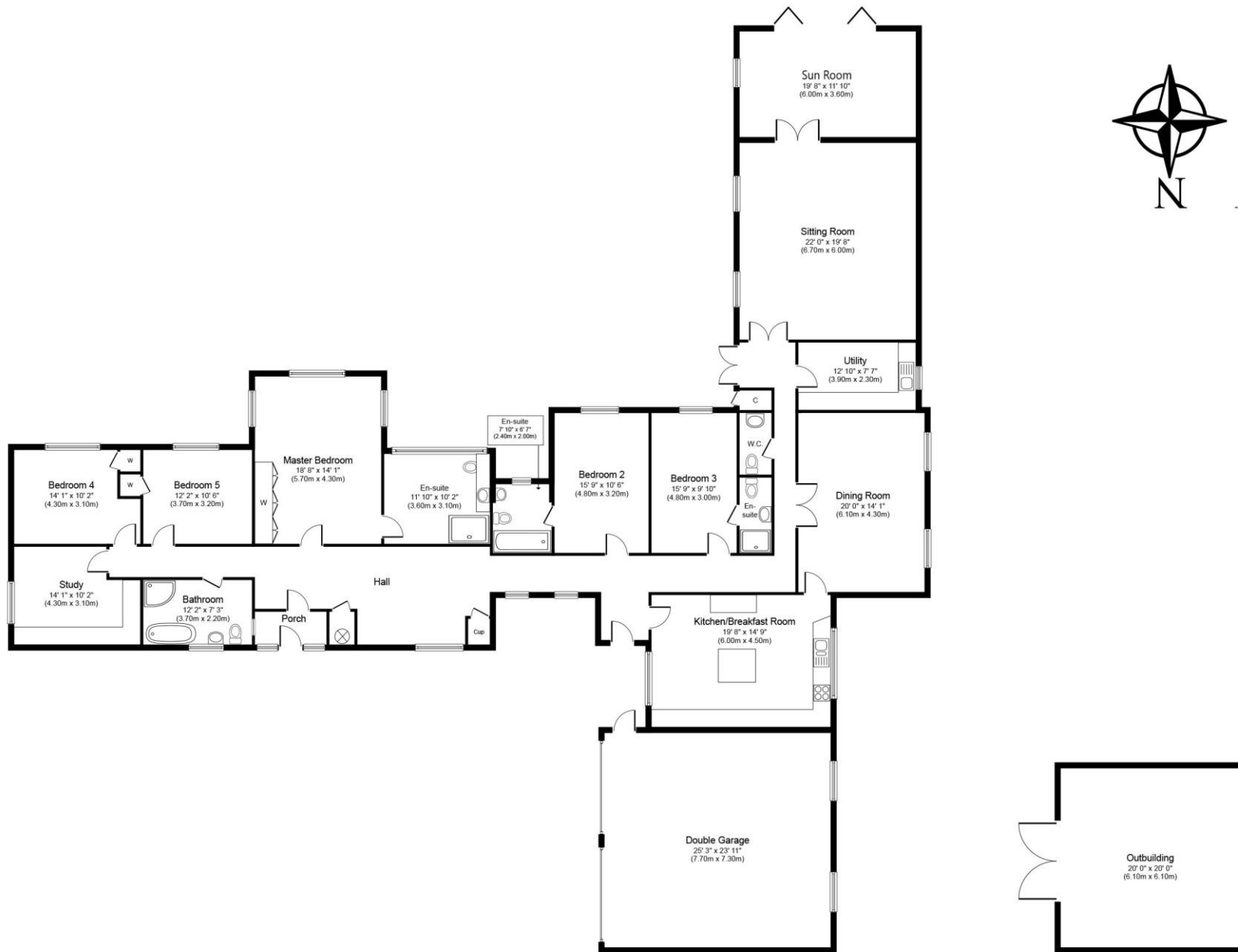
TENURE Freehold.

WHAT3WORDS rent.opposites.drain

EPC TBC

VIEWING by prior appointment only through David Burr estate agents.





Approximate Floor Area
3,971 sq. ft.
(368.9 sq. m.)

Outbuilding
Approximate Floor Area
401 sq. ft.
(37.2 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

