45 Blackbird Drive - Offers In Excess Of £210,000

Bury St. Edmunds IP32 7GQ

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Estate & Letting Agents



"Consistently providing outstanding service to our clients"

Features

- MODERN TWO BEDROOM HOME
- FAVOURED AREA CLOSE TO TOWN AND AMENITIES
- SPACIOUS SITTING ROOM
- MODERN FAMILY BATHROOM
- GROUND FLOOR CLOAKROOM
- MODERN KITCHEN
- TWO DOUBLE BEDROOM
- TWO ALLOCATED PARKING SPACES
- PRIVATE REAR GARDEN
- CALL US TO VIEW TODAY



The Property

Situated within a popular and well established residential development on the eastern side of Bury St Edmunds, this attractive two bedroom home presents an excellent opportunity.

Built to a modern specification, the home offers well balanced accommodation designed for comfortable everyday living. The spacious living room provides a bright and welcoming space, while the kitchen is both practical and functional and the cloakroom further enhances the property's appeal. The first floor comprises two generous double bedrooms and a family bathroom. The property benefits from the energy efficiency, low maintenance requirements and reliability associated with a modern home, making it an attractive option for both investors and owner-occupiers alike.

Outside, the property enjoys a private rear garden and two allocated parking spaces. Conveniently located close to local amenities, schools, supermarkets, leisure facilities and the A14, the property occupies a highly desirable position within one of Suffolk's towns. Whether you are expanding an existing portfolio, making your first investment purchase, or looking for your first or next home, this is an excellent opportunity to acquire a quality property.

AGENTS NOTE: Property images may have been digitally enhanced, edited, or virtually staged using artificial intelligence and may not accurately reflect the property’s current presentation, condition, furnishings, or contents. Floorplans and measurements are provided for guidance only and should not be relied upon.

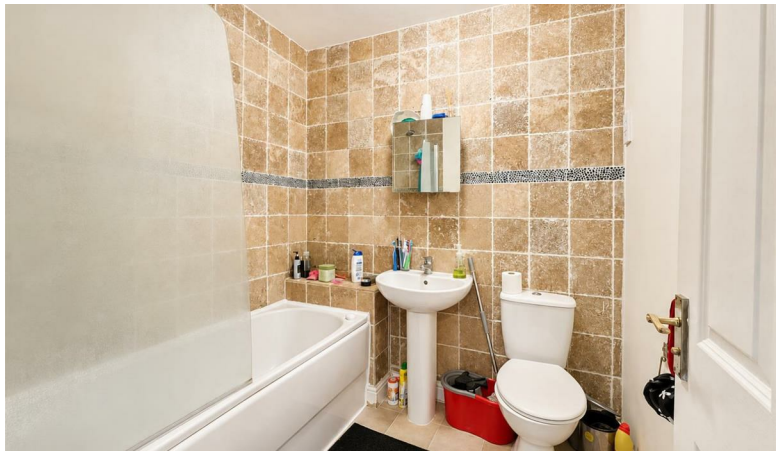














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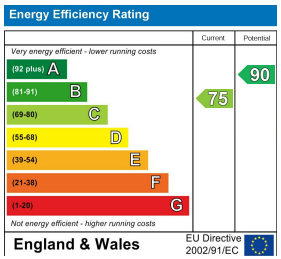
GROUND FLOOR
31.6 sq.m. (341 sq.ft.) approx.

1ST FLOOR
31.6 sq.m. (341 sq.ft.) approx.



TOTAL FLOOR AREA : 63.3 sq.m. (681 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 items 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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