



Hunston Road, Badwell Ash

Sheridans



Hunston Road, Badwell Ash IP31 3DJ

Guide Price £289,000

Semi detached 3 bedroom village house with extensive parking and generous gardens.

Built approximately seventy five years ago and improved in more recent years, this semi detached family house, provides a surprising level of accommodation currently in brief comprising an entrance hall with stairs off to first floor and opening through to the sitting room with two large windows and woodburner. The dining room is an ideal space for entertaining, leading through to the conservatory overlooking the rear gardens and opening to the inner hall leading through to the well equipped kitchen. A family bathroom and separate cloakroom completes the ground floor accommodation. On the first floor is a landing leading to three bedrooms.

Outside

The house is approached along a driveway

providing plenty of vehicle parking for up to 6 cars and access to the garaging at the side of the property. The gardens are mostly laid to lawn and include a number of useful outbuildings/sheds and a purpose built studio/home office/gym with en-suite shower.

Location

The property is situated within a short walk to the centre of this popular village and local amenities including a shop/post office, church, and public house. Badwell Ash is situated approximately 12.4 miles from the historic market town of Bury St Edmunds and approximately 13.5 miles from the market town of Diss, with its main line rail link to London.

Directions

When entering Badwell Ash from the direction of Hunston/Stowlangtoft, the drive to the house will be found on the right hand side.

Services

Mains electricity, water and drainage. Oil fired

- Semi detached village house with generous front and rear gardens
- Parking for up to 6 cars, garaging
- Useful range of sheds and studio/gym/home office with en-suite
- Short walk to the heart of the village
- Sitting room with woodburner
- Dining room
- Conservatory
- Fitted kitchen
- Three bedrooms
- Bathroom, cloakroom

radiator central heating. Council Tax Band B

Council Tax: Mid Suffolk Band: B

Broadband speed: Up to 1000 mbps available (Source Ofcom)

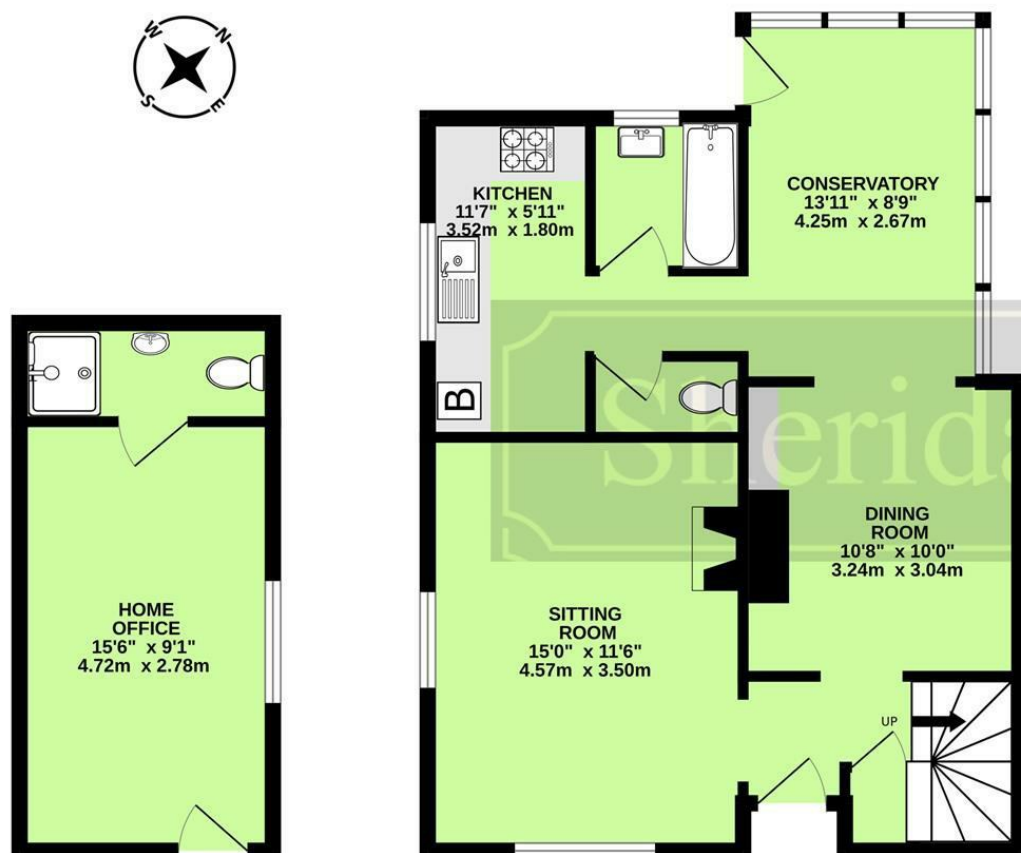
Mobile phone signal for: EE, Three and O2 (Source Ofcom)

Flood Risk: Very Low Risk



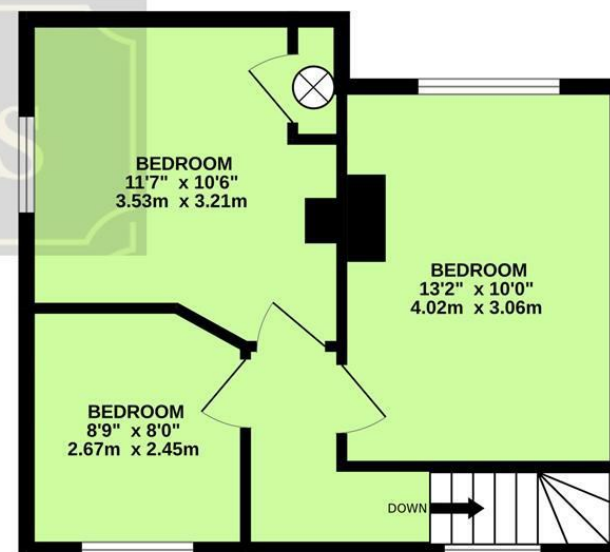


GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only
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1ST FLOOR



These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require any further clarification or information.

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