



**The Chimes, Church Street, Wetheringsett,  
STOWMARKET, IP14 5PH**

**welcome to**

## **The Chimes, Church Street, Wetheringsett, STOWMARKET**

\*\*\*OPEN HOUSE 2ND MAY\*\*\* This charming semi-detached home features a cozy living room with fireplace & wood burner, kitchen & three bedrooms. Outside, a fenced garden features a patio, decking & lawn areas, shed with driveway & five-bar gate for added privacy. Call to view now!

### **Wetheringsett**

Situated in the picturesque countryside of Suffolk, Wetheringsett is a charming village that embodies the quintessential English rural setting. Located approximately 15 miles north of Ipswich, Wetheringsett lies within the Mid Suffolk district, offering a serene escape from the hustle and bustle of city life. The village is surrounded by rolling fields and lush greenery, contributing to its tranquil atmosphere.

Wetheringsett boasts a rich history that dates back to the Anglo-Saxon era. The village's historical roots are evident in its architecture and landmarks. One of the most notable structures is the Church of All Saints, a beautiful example of medieval architecture, featuring a distinctive round tower that is a rare sight in the region.

Despite its modest size, Wetheringsett is home to a vibrant community that actively participates in local events and activities. The village hall serves as a hub for social gatherings, hosting everything from craft fairs to seasonal celebrations.

The village also has a primary school, Wetheringsett Church of England Voluntary Controlled Primary School, which plays a significant role in the community, fostering a nurturing environment for young learners.

Wetheringsett's location makes it an ideal base for exploring the wider Suffolk region. The nearby market towns of Stowmarket and Diss offer additional amenities, including shopping, dining, and cultural attractions. Nature enthusiasts will appreciate the proximity to Thetford Forest Park and the Suffolk Coast and Heaths Area of Outstanding Natural Beauty, both of which provide ample opportunities for outdoor recreation.

Though Wetheringsett is a rural village, it is well-connected by roadways, with easy access to the A140, linking it to Ipswich and Norwich. Public transportation options, such as bus services, are available, providing connections to nearby towns and cities, making it convenient for residents and visitors alike.

### **Church Street**

This charming semi-detached home offers a perfect blend of rustic charm and modern convenience. An inviting abode, it promises a peaceful lifestyle surrounded by the beauty of the countryside.

Upon entering the home, you are greeted by a welcoming entrance hall, designed with an under-stairs cupboard, providing practical storage solutions, and an airing cupboard, ideal for keeping linens warm and dry.

The living room is a highlight of the home, featuring a cozy fireplace and wood burner, perfect for those chilly evenings. This room is a wonderful space for relaxation and entertaining, offering warmth and character.

Adjacent to the living room, the kitchen is both functional and stylish. It provides ample space for culinary adventures and family meals. The convenience of a cloakroom on this floor adds an extra layer of practicality for residents and guests alike.

The upper floor is dedicated to rest and relaxation with three comfortable bedrooms. Each room is designed to accommodate restful sleep and personal space, making it a great fit for families or guests.





The family bathroom on this floor is equipped with a four-piece suite, offering luxury and convenience. It includes a bathtub, shower, sink, and toilet, ensuring all needs are met for a refreshing start to the day or a relaxing end.

The exterior of the property is equally impressive, with a fence-enclosed garden providing privacy and a secure environment. A side access gate leads to the back garden, where you will find a delightful mix of patio, decking, and lawn areas—ideal for outdoor dining, gardening, or simply enjoying the fresh air. A timber shed adds additional storage space for tools and outdoor equipment.

At the front of the house, the front garden features a driveway with ample parking space, an outside light, and power access. The area is secured by a five-bar gate, adding to the rural aesthetic and providing a sense of security.

### **Accommodation**

#### **Entrance Hall**

Glazed door, window to side, stairs to first floor, under stairs cupboard, airing cupboard, radiator, vinyl flooring.

#### **Kitchen**

Windows to front and side, fitted with a range of wall and base units with wooden work surfaces, butler sink with mixer tap, electric oven with hob and extractor over, integrated dishwasher, space for fridge freezer and washing machine, part tiled walls, radiator, wooden flooring.

#### **Living Room**

Patio door to front, window to rear, coved ceiling, wall lights, radiator, TV point, fireplace and wood burner.

#### **Cloakroom**

Frosted window to rear, fitted with a low level WC, wall mounted sink with splash back, radiator, extractor fan, wooden laminate flooring.

#### **Landing**

Window to side, built in double cupboard, access to loft, radiator, carpeted flooring.

#### **Bedroom One**

Window to front, built in cupboard, radiator, carpeted flooring.

#### **Bedroom Two**

Window to rear, radiator, carpeted flooring.

#### **Bedroom Three**

Window to rear, built in cupboard, radiator, carpeted flooring.

#### **Family Bathroom**

Frosted window to side, fitted with a suite comprising a panelled bath, shower cubicle, low level WC, pedestal hand wash basin, extractor fan, part tiled walls, radiator, vinyl flooring.

#### **Outside**

##### **Rear Garden**

Fence enclosed with side access gate, patio, decking and lawn areas, workshop, timber shed, outside tap, light and power.

##### **Front Garden**

Block paved, outside light and power, five bar gated.



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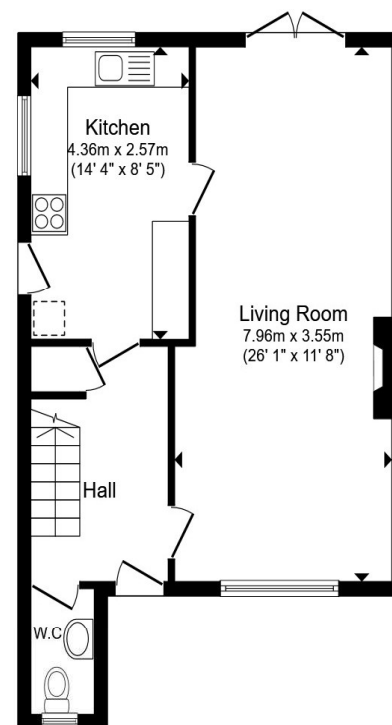
- OPEN HOUSE 2ND MAY!
- Semi-detached house with three bedrooms
- Rural location
- Workshop with power & lighting
- Fireplace & wood burner

Tenure: Freehold EPC Rating: D

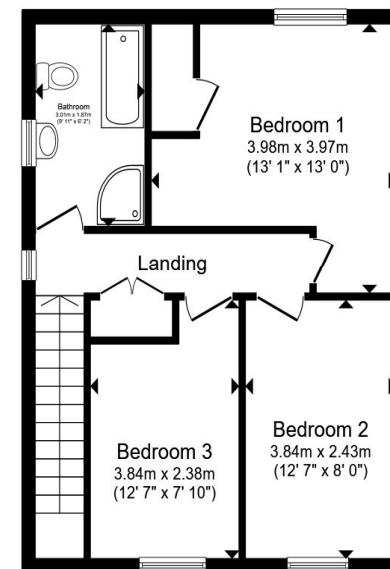
Council Tax Band: C

guide price

**£300,000**



**Ground Floor**



**First Floor**

Total floor area 95.9 m<sup>2</sup> (1,032 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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