



**Corporal Lillie Close, Sudbury CO10 2TL**

**welcome to**

## **Corporal Lillie Close, Sudbury**

Situated in a highly regarded and quiet location, offering easy access to the town centre, train station and meadows is this well presented home, offering spacious and flexible accommodation over three floors. The property is further enhanced with ample parking, garage and private garden.

### **Garage**

the rear of the garage has been converted to a utility space. Stainless steel sink. Plumbing for washing machine. Electric crocodile roller door. Power and light connected.

### **Entrance Hall**

Double glazed door to front aspect. Stairs rising to first floor. Door leading to garage and:-

### **Cloakroom**

Suite comprising low level WC and wash hand basin. Extract fan, heated towel rail.

### **Kitchen / Diner**

Double glazed french door plus window leading to conservatory, Fitted kitchen with a range of matching wall and base units over areas of work surface. Stainless steel sink and drainer unit with one and a half bowl and mixer tap. Space for appliances, radiator.

### **Conservatory**

Double glazed windows to three aspects and double glazed patio doors leading to garden. Insulated roof. Electric heater.

### **First Floor Landing**

Double glazed window to front aspect. Doors leading to lounge and bedroom three. Stairs rising to second floor. Radiator.

### **Lounge**

Two double glazed windows to rear aspect. Fitted units. Radiator.

### **Bedroom Three**

Double glazed window to front aspect. Radiator.

### **Bathroom**

Suite comprising low level WC, wash hand basin and bath with mixer tap and shower over. Airing cupboard.

### **Second Floor Landing**

Doors leading to bedrooms one and two.

### **Bedroom One**

Two double glazed windows to rear aspect. Two built in wardrobes. Access to loft via ladder.

### **Bedroom Two**

Two double glazed windows to front aspect. Two radiators. Door leading to:-

### **Ensuite**

Suite comprising low level WC, wash hand basin and shower cubicle. Heated towel rail, extractor fan.

### **Rear Garden**

The rear garden commences with a composite decked seating terrace and the remainder is predominantly laid to shingle. Side access. Gate to front. Shed to remain.





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## Corporal Lillie Close, Sudbury

- Three storey semi detached home
- Highly regarded location
- Easy access to everything Sudbury has to offer
- Off road parking and garage
- Conservatory with insulated roof

Tenure: Freehold EPC Rating: C

Council Tax Band: D

# £450,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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