



Simon Theobald Close, Sudbury CO10 1AL

welcome to

Simon Theobald Close, Sudbury

NO ONWARD CHAIN This beautiful two bedroom cottage forms part of the exclusive Walnut Tree development, giving easy access to Sudbury town centre and the Water meadows. The property offers bright and spacious accommodation throughout and is enhanced with parking and private garden.



Entrance Hall

Double glazed entrance door. Two double glazed windows to front aspect. Radiator.

Cloakroom

Double glazed window to front aspect. Suite comprising low level WC and wash hand basin. Extractor fan. radiator.

Lounge

Three double glazed windows to rear aspect. Four double glazed windows to front aspect. Understairs cupboard. Stairs rising to first floor. Two radiators.

Kitchen

Four double glazed windows to front aspect. Double glazed window to rear aspect. 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. Integral oven with hob and hood over. Integral fridge/freezer and integral dishwasher. Radiator.

Landing

Four double glazed windows to front aspect. Radiator.

Bedroom One

Four double glazed windows to front aspect. Radiator.

Ensuite

Double glazed window to rear aspect. Suite comprising low level WC, wash hand basin and shower cubicle. Heated towel rail, extractor fan.

Bedroom Two

Four double glazed windows to front aspect. Double glazed window to rear aspect. Radiator.

Bathroom

Suite comprising low level WC, wash hand basin and bath with mixer tap and shower over. Extractor fan, radiator.

Rear Garden

The rear garden commences with a patio seating area. The remainder is predominantly laid to lawn with a gate leading to the parking area. External light, power point and tap.



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Simon Theobald Close, Sudbury

- Highly regarded location
- Two double bedrooms
- Ground floor cloakroom, En-suite shower room and first floor bathroom
- Spacious lounge
- Stunning kitchen

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£375,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SUD109601 - 0002

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