

# 1 Scots Pine Court - Offers In Excess Of £475,000

Red Lodge Bury St. Edmunds IP28 8GH

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residential

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**SOLD STC**

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# Offers In Excess Of £475,000

## The Property

Welcome to this stunning, executive detached home situated on the highly desirable Scots Pine Close in Red Lodge. Offering over 2000 SQFT of generous living spaces across three beautifully arranged floors, this property is the perfect blend of modern comfort, practicality, and elegant design—ideal for families seeking both luxury and functionality.

**AGENTS NOTE:** In accordance with The Property Ombudsman requirements, you are advised that a member of Shires staff (or their family members) have an interest in this property.

Please note that the area shown as the front garden on the title plan is also subject to highway rights, meaning that while it forms part of the property's freehold, the local authority may have a legal right of access or passage over this specific section. In practical terms, the space can still be enjoyed as part of the front garden, but it cannot be enclosed, obstructed, or used in a way that interferes with these established rights. B

## LOUNGE

(12'3" × 12'2")

Filled with natural light from double doors to the rear garden.

## Kitchen

14'2" × 10'1"

Providing the perfect second living area, formal dining room, or entertainment space.

## Features

- 5 GENEROUS BEDROOMS
- MULTIPLE RECEPTIONS
- FAMILY HOME
- HOME OFFICE/STUDY
- SITUATED IN A DESIRABLE LOCATION
- THREE LUXURIOUS BATHROOMS WITH A DOWNSTAIRS WC
- LARGE KITCHEN
- PARKING FOR AT LEAST 6 CARS
- SINGLE GARAGE
- CALL SHIRES TO VIEW!

## Study

9'7" × 6'11"

For home-working or quiet retreat.

## Utility room

and ground-floor WC, adding everyday convenience.

## Bedroom 1

13'0" × 12'6"

With built-in wardrobes and a stylish en-suite shower room

## Bedroom 2

12'10" × 9'8"

Bright and spacious





### Bedroom 3

12'6" × 9'3"

Bright and spacious

### Family bathroom

Featuring a full suite including separate bath and walk-in shower.

### Bedroom 4

17'6" × 9'8"

Stretching the full depth of the house with fantastic natural light.

### Bedroom 5

17'6" × 12'6"

Stretching the full depth of the house with fantastic natural light.

### Bathroom

A modern bathroom with bath and separate shower, creating a flexible guest floor, teenager's retreat, or multigenerational living space.



These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.

