



March Place | Clare, Suffolk, CO10 8RH



Features

- Extended Four Bedroom Home
- Sitting Room With Wood Burning Stove
- Modern Fitted Kitchen
- Stunning Dining Room Extension
- Ground Floor W/C
- Family Bathroom
- Landscaped Rear Garden

A stunning, extended, 4 bedroom detached home boasting a sitting room with wood burning stove, large modern fitted kitchen, a beautiful dining room extension, ground floor w/c and family bathroom. Externally the property benefits from a landscaped rear garden, ample off road parking & garage.



THE PROPERTY

Upon entering, you're welcomed by a charming entrance porch leading into a spacious hallway, offering access to various parts of the house. On the ground floor, you'll find a cosy sitting room adorned with a large double glazed window allowing ample natural light to flood the space. A focal point of this room is the wood-burning stove nestled in the corner, perfect for chilly evenings. The sitting room seamlessly flows into the modern kitchen, where culinary delights await. The kitchen is equipped with a large central island featuring an inset hob, complemented by undercounter cupboards and a breakfast bar. Along one side of the kitchen, you'll find wall-to-ceiling units housing an integral double oven, washing machine, and fridge/freezer, while the opposite side offers additional storage options. The kitchen also boasts a wall-mounted boiler and provisions for a dishwasher, ensuring convenience for everyday living.

Adjacent to the kitchen lies a magnificent dining room extension, bathed in natural light streaming through double glazed patio doors and velux windows in the ceiling. This expansive, open space is ideal for hosting gatherings with friends and family, creating lasting memories.

Ascending the stairs to the first floor, you'll discover the master bedroom with its window to front and bedrooms two, three and four with their window to the rear. The bathroom on this floor features a paneled bath with a shower and glass screen, complemented by a close-coupled WC and pedestal wash basin, all illuminated by a front aspect window.

The first-floor landing boasts a large double glazed window, flooding the space with natural light, and grants access to an airing cupboard, providing convenient storage solutions.



Externally, the property boasts a small landscaped front garden, enhancing its curb appeal. A private drive to the side offers ample off-road parking and leads to a single garage, ensuring convenience for vehicular access. The rear garden is thoughtfully landscaped, featuring a paved patio area transitioning to tiered decked terraces, framed by colorful flower borders, providing enchanting outdoor retreats for relaxation and enjoyment of the surrounding greenery.

THE LOCATION

Clare, located in Suffolk, is a charming market town with a rich history and an abundance of amenities that caters well for residents. Nestled in the picturesque Suffolk countryside, Clare offers a serene and peaceful environment, making it a desirable place to live.



One of the town's standout features is its well-preserved historic character. Clare boasts a wealth of timber-framed buildings dating back centuries, giving it a distinctive and timeless atmosphere. The town is also home to Clare Castle, a Norman motte-and-bailey castle that adds to its historical allure.

In terms of amenities, Clare provides a range of local shops, boutiques, and cafes that line its picturesque streets. You'll find everything from antique shops to artisanal bakeries, making it a delightful place for shopping and indulging in local treats. The town also offers schools and healthcare facilities, ensuring residents have access to essential services right within their community.

Clare's welcoming community spirit is further complemented by its green spaces and recreational opportunities. Clare Country Park is a beautiful place to unwind, offering walking trails, a play area, and picnicking spots along the River Stour. This natural oasis is a popular destination for families and nature enthusiasts alike.

For those seeking larger town amenities, Clare is conveniently located within a short drive of larger Suffolk towns. Sudbury, known for its market, historic architecture, and a variety of shops and restaurants, is approximately 7 miles away. Bury St. Edmunds, a market town renowned for its cultural attractions and shopping, is around 20 miles from Clare. These towns provide additional shopping, healthcare, and leisure options to complement Clare's more intimate offerings.

AGENTS NOTE

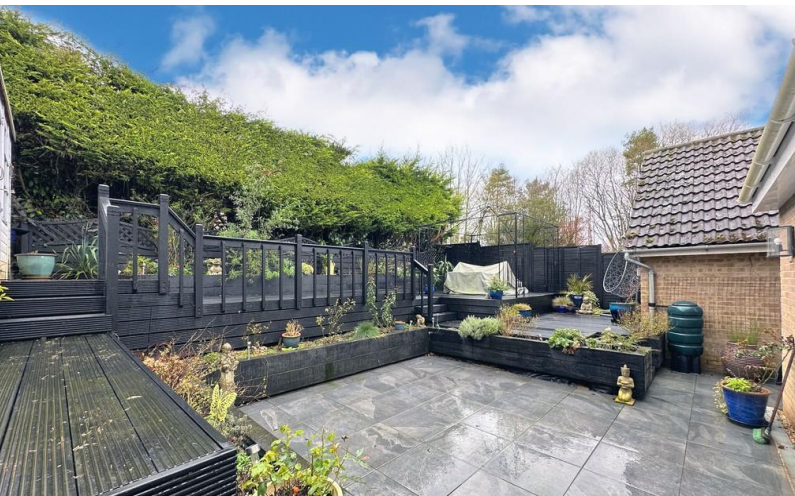
Tenure - Freehold

Structure Type - Standard Brick Construction

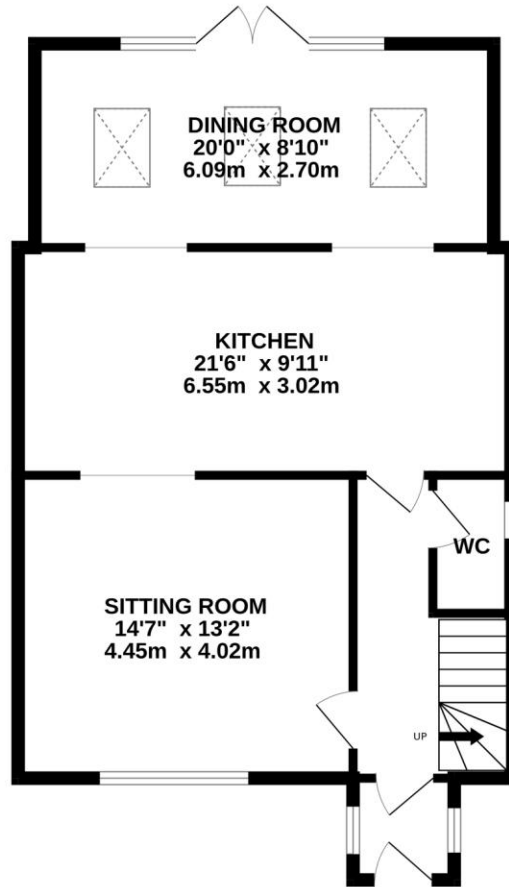
Services - Gas Central Heating, Electric, Water & Mains Drainage

Council Tax - Band D - West Suffolk Council

EPC – TBC



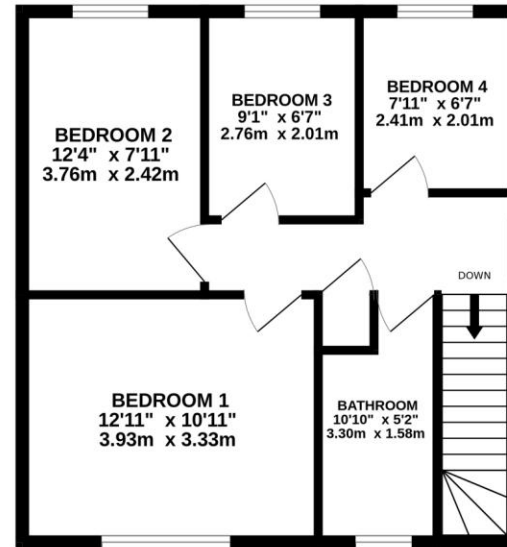
GROUND FLOOR
693 sq.ft. (64.4 sq.m.) approx.



TOTAL FLOOR AREA : 1189 sq.ft. (110.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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1ST FLOOR
496 sq.ft. (46.1 sq.m.) approx.



Awaiting EPC

