



Davidson Close | Great Cornard, Suffolk, CO10 0YU



Features

- Four Bedrooms
- Large Driveway With Double Garage
- Sitting Room, Dining Room & Study
- Conservatory
- Kitchen & Utility Room
- Large Corner Plot
- Field Views

An impressive four bedroom detached home located on a large corner plot with stunning field views to the rear. The property boasts a large drive with ample parking and a double garage, sitting room, dining room, study, kitchen, utility room, ground floor w/c, ensuite & bathroom. A short walk to local amenities including primary & secondary schools, leisure centre, doctors surgery and co-ops.



THE PROPERTY

As you enter, a spacious hallway greets you, adorned with an elegant staircase leading to the first floor. The staircase, equipped with a fitted stair lift, presents both convenience and accessibility, a thoughtful addition that can be retained for new owners if desired. From the entrance hall, doors open to various rooms, providing a seamless flow throughout the accommodation.

The sitting room is a highlight, featuring a generous dual-aspect layout with double-glazed windows overlooking the front and double-glazed sliding doors leading to the conservatory. Further enhanced by double doors connecting to the dining room, this space boasts a striking fireplace with an inset burner, creating a cozy and inviting atmosphere.

The conservatory, bathed in natural light from its double-glazed design, opens with sliding doors to the garden, offering a perfect spot to enjoy the outdoors in comfort. The adjacent dining room, with its own double-glazed window overlooking the rear garden, provides an ideal setting for formal gatherings.

The kitchen is a chef's delight, equipped with matching wall and base level units, complemented by work surfaces and space for amenities. A double-glazed window overlooks the rear garden. The utility room, conveniently accessible from the kitchen, continues the theme with additional storage, space for appliances, and a door leading to the rear garden.

A versatile study with a double-glazed window to the front, a ground floor cloakroom, and a practical storage cupboard complete the lower level. Moving upstairs, a beautiful galleried landing sets the stage for the four bedrooms and family bathroom.

The master bedroom boasts tranquility with its double-glazed window offering views of the rear garden and beyond to fields. Accompanied by an ensuite with shower cubicle, close-coupled w/c, and washbasin, the master bedroom provides a private retreat. Two additional bedrooms feature built-in wardrobes with sliding doors, while the fourth bedroom also includes fitted wardrobes and overlooks the rear aspects.

The family bathroom, adorned with a panelled bath, shower, close-coupled w/c, and washbasin, offers a luxurious space for relaxation. Outside, the property is





approached by an expansive paved drive leading to a double garage, providing ample parking and convenient access. The rear garden, bordered by wood panel and picket fencing, includes a paved patio and a lush lawn, offering a serene backdrop with stunning field views.

THE LOCATION

Great Cornard boasts a host of essential amenities, including a doctor's surgery, both primary and secondary schools, a variety of shops and pubs. It provides residents with convenient access to everyday necessities.

Sudbury, a vibrant market town, is within easy reach. It features a bustling market square and is enveloped by the picturesque Suffolk countryside. In Sudbury, you'll discover an extensive array of amenities, such as diverse shops, sports facilities, churches, restaurants, and traditional pubs.

The village's proximity to Sudbury is not only convenient for shopping and entertainment but also for transportation. Sudbury boasts a branch line train station with connections, including those at Marks Tey, offering train services to London's Liverpool Street. This makes Great Cornard an attractive choice for commuters and those seeking easy access to the capital.

Great Cornard combines the charm of village life with the accessibility of a thriving market town, making it an ideal location for a wide range of residents, from families to commuters.



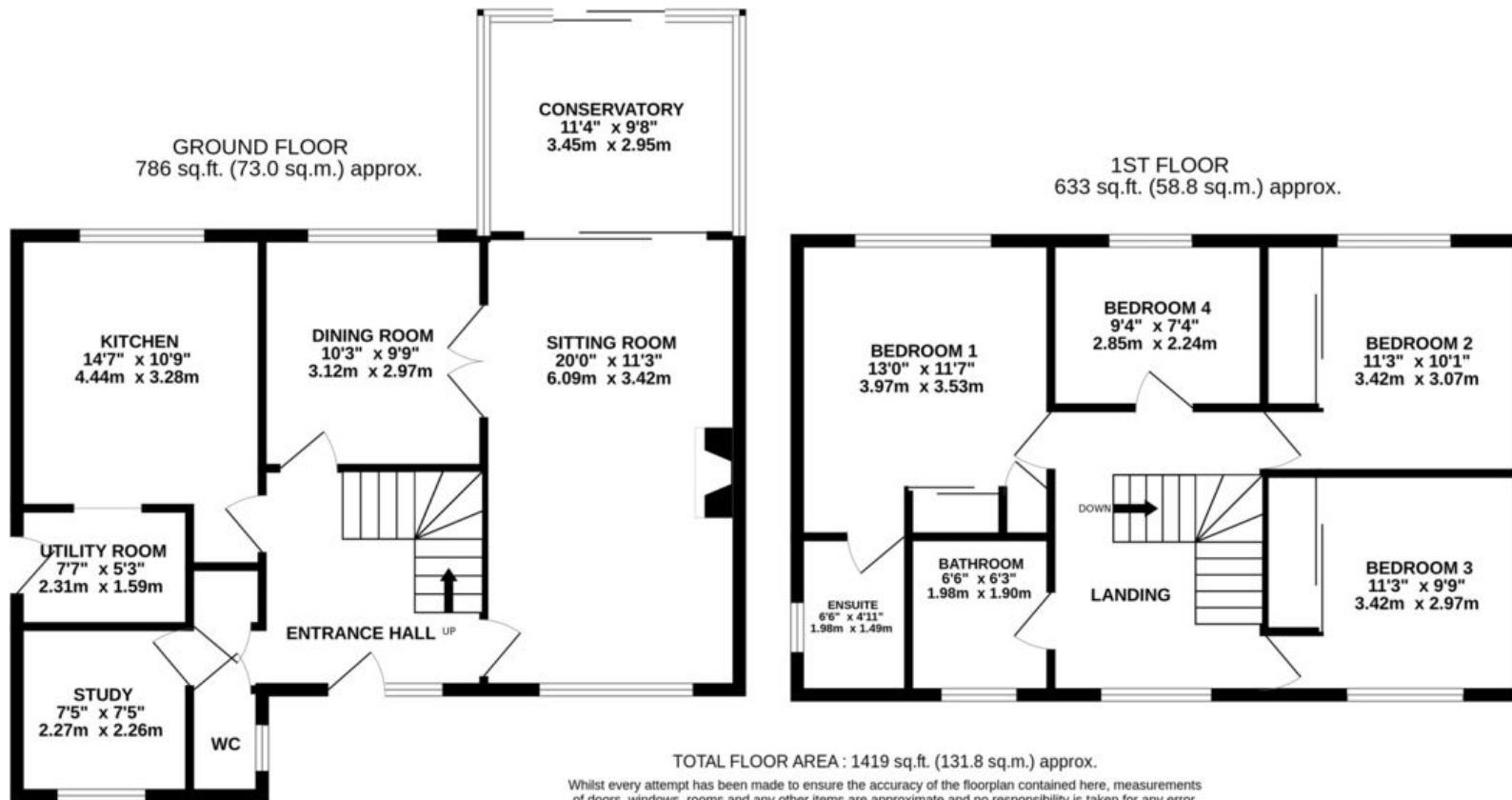
AGENTS NOTE

Council & Council Tax Band – Band E - Babergh District Council

Tenure – Freehold

Property Construction – Standard Brick Construction

Utilities – Mains Water, Mains Electric, Mains Drainage, Gas Central Heating



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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