



Asking Price £110,000

Marshmoor Park, Great Bricett



The Property

This two-bedroom park home sits at the end of the park, enjoying a peaceful rural setting with field views to the front—ideal for walks or outdoor pursuits.

Inside, the entrance hall leads to all rooms. The open-plan living space is light and airy, with multiple windows allowing natural light throughout. The modern kitchen offers stylish worktops, ample storage, an integrated oven with hob and extractor, plus an inset sink. The dining area has space for a table and chairs with direct access to the rear garden, while the spacious sitting room also benefits from garden views, creating a welcoming space to relax.

The shower room is fully tiled with a walk-in shower, vanity unit and WC. The main bedroom is generously sized with built-in wardrobes and two windows, while the second bedroom also includes a built-in wardrobe.

Outside, the property enjoys a private rear garden with shed, an allocated parking space and visitor parking to the front.

This home is a great opportunity for those seeking a modern, low-maintenance park home in a scenic location.

The Location

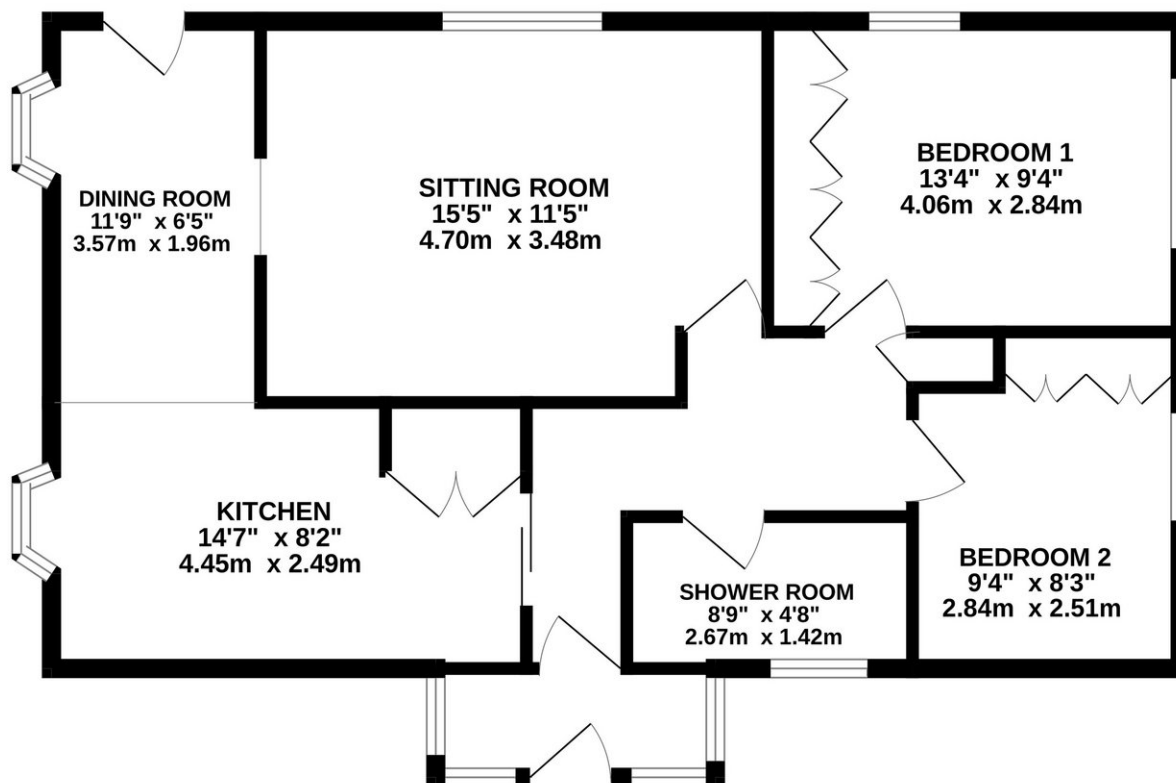
Great Bricett is a picturesque Suffolk village, around 8 miles southeast of Ipswich and 6 miles northwest of Stowmarket. It offers a tranquil countryside setting with easy access to nearby towns and transport, including Needham Market Railway Station (5 miles) and Stowmarket Station (6 miles).







GROUND FLOOR
723 sq.ft. (67.1 sq.m.) approx.



TOTAL FLOOR AREA : 723 sq.ft. (67.1 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.
Made with Metropix ©2025

Council & Council Tax Band – Babergh District Council (Band A)

Tenure –

Service Charge – TBC

Ground Rent – TBC

Broadband – Superfast broadband with download speeds of up to 80 Mbps and upload speeds of up to 20 Mbps (Ofcom data)

Mobile Coverage – Voice & Data likely with EE, Three, O2 & Vodaphone. (Ofcom data)

Mains Drainage, Water, Electric, Oil Fired Central Heating

Water is charged quarterly by the park. (this is the amount used by the whole site, divided by the number of park homes on the site)

Pitch Fee - £188.89p

Property Construction – A timber frame is created using wooden studs. This is combined with interior walls made from plasterboard and external cladding

One domestic cat, but dogs are not permitted.

Sudbury Office
01787 468400
sudbury@bychoice.co.uk
6 King Street, Sudbury, Suffolk, CO10 2EB

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

Bychoice
ESTATE AGENTS