

Summary

A two bedroom mid terraced cottage, located in the highly sought after historic market town of Clare. Having recently had a new kitchen installed as well as new flooring throughout. The property also boasts a sitting room, ground floor w/c, first floor bathroom, private rear garden. No Onward Chain.

Description

Approximate Room Sizes

THE PROPERTY Approaching the property, you're greeted by a charming front garden, mostly covered in lush lawn and adorned with well-established shrubs and flower beds. Enclosed by a modest brick wall, it sets a welcoming tone. Stepping through the front door, you're met by a recently renovated kitchen/dining space boasting sleek modern units and integrated appliances. From here, a doorway leads to a cozy sitting room complete with a brick-built fireplace and a window overlooking the front garden. Additionally, you'll find a convenient cupboard and access to the rear utility/wc area. Ascending the stairs to the first floor, you'll discover two bedrooms, both featuring windows offering views of the front

aspect, along with a bathroom also boasting a front-facing window.

Completing the property is a quaint rear courtyard, providing a peaceful retreat that overlooks Clare Common.

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

and is just a short walk away from the property. 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.

KITCHEN/DINING ROOM 14' 6" x 16' 6" (4.42m x 5.03m)

SITTING ROOM 12' 11" x 12' 5" (3.95m x 3.81m)

Additional Information

Local Authority – West Suffolk Council

Council Tax Band – B

Tenure – Freehold

Services – %full_services%

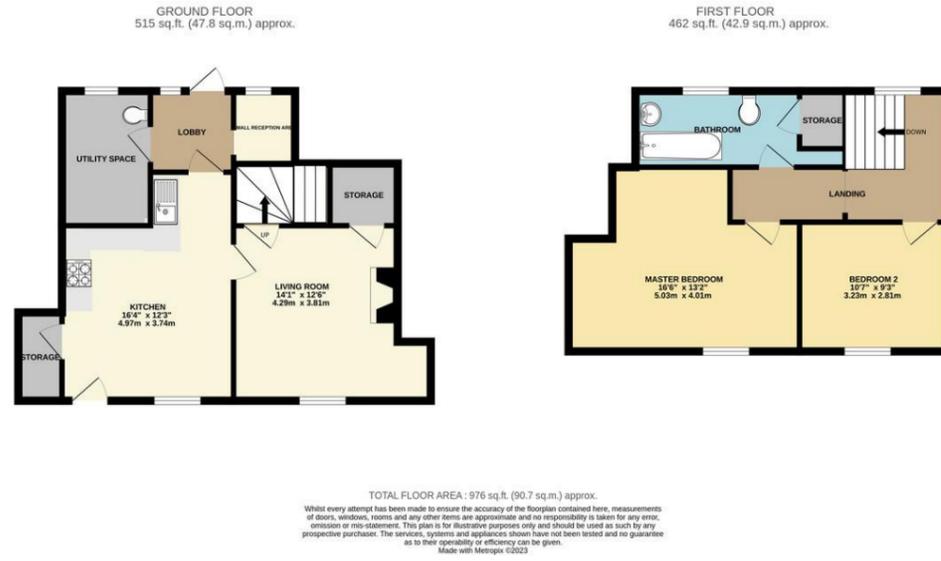
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Viewings by appointment

Bychoice Estate Agents

Tel: 01787 468400





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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Bridewell Street | Clare | CO10 8QD

£250,000

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- Two Bedrooms
- Modern Fitted Kitchen
- Sitting Room
- Ground Floor W/C
- First Floor Bathroom
- Private Rear Garden
- Historic Market Town