



£300,000

Parklands Close, Glemsford



THE PROPERTY

On entering, you are welcomed by a porch leading into a bright living room with feature fireplace and dual aspect windows.

The kitchen provides a good range of wall and base units, worktop space and integrated appliances including oven, hob with extractor, inset sink and fridge freezer. A useful understairs cupboard adds storage.

From the kitchen, the dining area enjoys double doors onto the rear garden, filling the space with light. This room also gives access to the garage for added practicality.

Upstairs are two well-proportioned bedrooms, one with built-in storage. The family bathroom is finished with attractive tiling and comprises a bath with shower over, toilet and pedestal sink.

The rear garden offers patio and lawn, ideal for dining and relaxation, with the added benefit of a summer house and rear access into the garage. To the front, off-road parking for multiple vehicles provides further convenience.

THE LOCATION

Glemsford offers a good range of everyday amenities. These include a doctor's surgery, primary school, two convenience stores (one with Post Office), library, takeaway options and a pub.

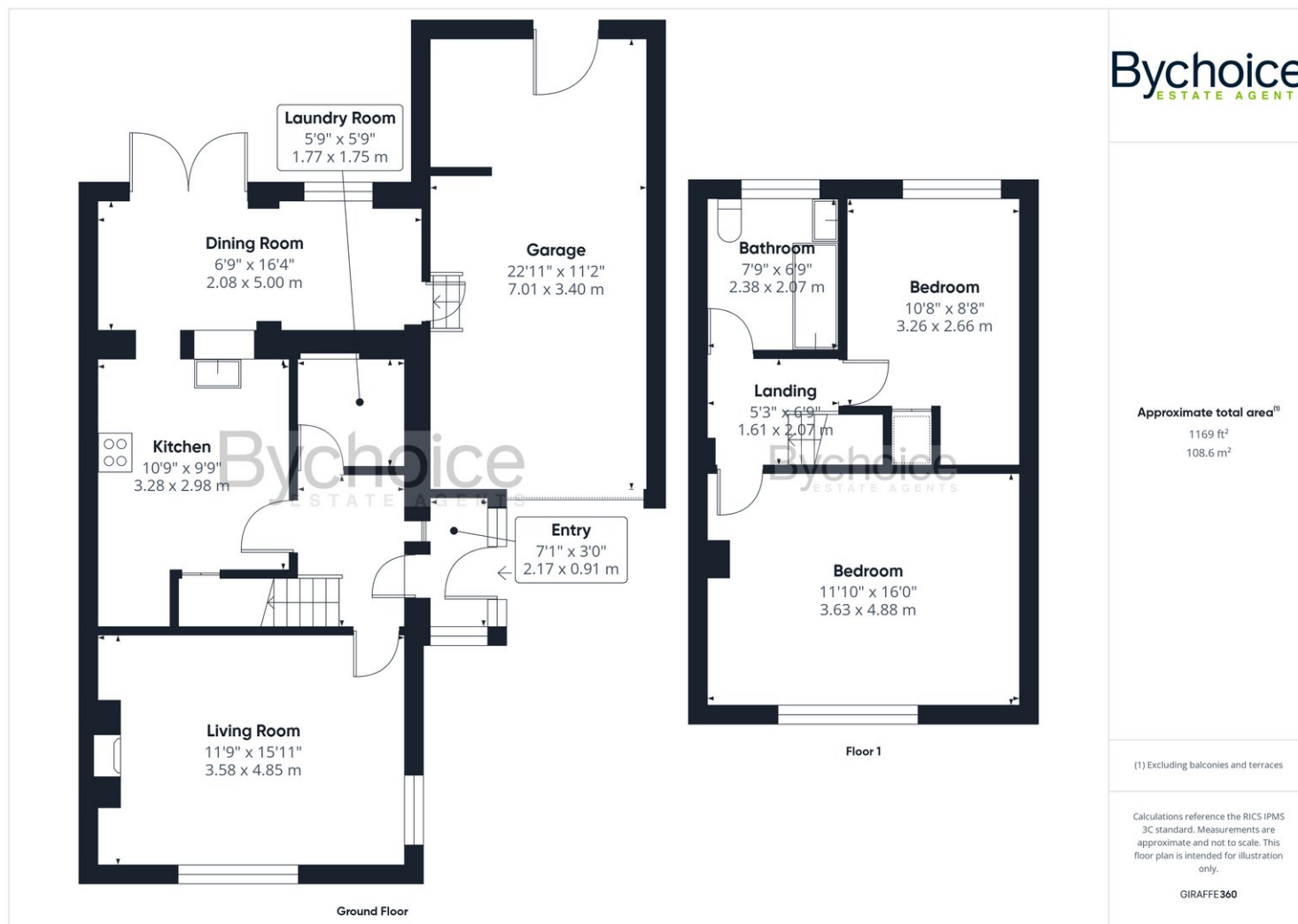
Nearby, Willow Tree farm shop provides fresh local produce, with an on-site café and hair salon adding to village life.

The area is surrounded by attractive countryside, offering scenic walks and access to nearby villages such as Long Melford and Cavendish. For wider amenities, Sudbury and Bury St Edmunds are both within easy reach, providing shopping, leisure and transport links.









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

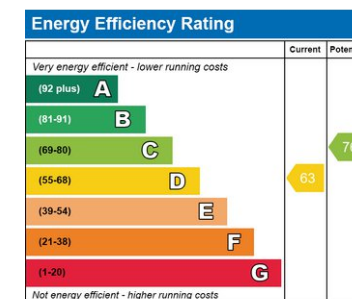
Tenure – Freehold

Broadband – Ultrafast broadband available with download and upload speeds of 1000mbps available (Ofcom data)

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

Utilities – Mains drainage, water, electric, gas central heating

Property Construction – Standard Brick Construction



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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