Mortimer & Gausden
INDEPENDENT ESTATE AGENTS

# 29 Rembrandt Way, Bury St. Edmunds, Suffolk, IP33 2LR

MAKE IT YOUR OWN – This CHAIN FREE detached bungalow offers an excellent range of accommodation and is situated in one of the town's most sought after residential locations.

The bungalow, which has well proportioned rooms with lots of light, will require some updating but has all the makings of a wonderful home.

- Spacious detached bungalow occupying a superb setting
- Dual aspect sitting room, dining area and kitchen
- 3 Good sized bedrooms, bathroom, cloakroom
- Gas fired central heating, uPVC sealed unit glazing
- Single garage, extensive parking, enclosed gardens
- NO UPWARD CHAIN – Early viewing advised

## Guide Price £400,000

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## General Information

The property occupies a very pleasant setting, at the side of a small green, close to a parade of shops and is on a regular bus route.

The town centre of Bury St. Edmunds is around 1.25 miles away and can be easily reached by car, foot or cycleway. Bury St. Edmunds offers an excellent level of recreational, educational and shopping facilities.

We loved everything about this bungalow and are confident you will too. Whilst it will certainly need some updating, the property offers very well proportioned rooms with lots of natural light giving the bungalow a bright and very welcoming feel.

The bungalow has gas-fired central heating and uPVC sealed unit glazing - so potential buyers could simply just move in and make some cosmetic improvements, however, in our opinion the property also offers huge potential and is therefore ideal for those people who are keen to 'put their own stamp' on a property whilst significantly increasing its value.

A few ideas for enhancing the existing accommodation could include: making the kitchen and dining area into one larger space, installing bi-folding doors into the sitting room to make the most of the private gardens or even looking at the possibility of putting additional bedrooms in the large roof space.

Outside
The bungalow is set back from the road with sizable front gardens bordered by hedging. A long driveway provides extensive parking and access to the single garage. The remainder of the front garden has recently been cleared and would be ideal for anyone looking to add further hard landscaping to provide parking for a caravan or motorhome.

A side access leads to the enclosed rear gardens which afford a very good degree of privacy and are laid mainly to lawn with a sunny patio area.

COUNCIL TAX - BAND D

Directions
From the town centre proceed along Westgate Street, crossing over the roundabout with Parkway into Out Westgate. At the traffic lights turn left into Vinery Road and then next left into Rembrandt Way. Continue around the bend in the road when the property will eventually be seen on the right-hand side as marked by our for sale board.

Entrance Porch

Sitting Room 16'5 x 15'2 (5.00m x 4.62m)

Dining Area 8'8 x 7'11 (2.64m x 2.41m)

Kitchen 10'11 x 8'8 (3.33m x 2.64m)

Bedroom 1 12'0 in x 11'11 (3.66m in x 3.63m)

Bedroom 2 9'7 x 9'5 (2.92m x 2.87m)

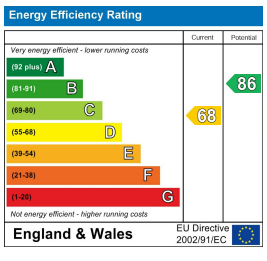
Bedroom 3 9'5 min x 9'5 (2.87m min x 2.87m)

Bathroom

Cloakroom

Garage 15'8 x 8'4 (4.78m x 2.54m)

Gardens

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Bedroom 2
Kitchen
Dining Area
Inner Hall
Bedroom 1
Bedroom 3
Sitting Room
Porch

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