Mortimer & Gausden

INDEPENDENT ESTATE AGENTS

8 Jubilee Terrace, Elmswell,
Bury St. Edmunds, IP30 9DH

Guide Price
£290,000

A well presented semi-detached home occupying a well served village location

FEELS LIKE HOME - If a house could give you a hug, this attractively presented semi does just that. From the moment you step inside it is clear this property has been much loved and thoughtfully improved.

Decorated in a bright contemporary style the house provides a very comfortable range of accommodation - making it perfect for a growing family.

The property, which benefits from gas fired central heating and uPVC sealed unit glazing has the added bonus of being sold with NO UPWARD CHAIN

Set in good-sized established gardens with ample off-road parking, the property also boasts a large carport and a sizeable garage/workshop.

- Much improved semi detached house
- Occupying a popular village setting
- Sitting room, kitchen/diner, cloakroom
- 3 good sized bedrooms, Shower room
- Large carport, garage and parking
- Enclosed and established rear gardens
- Gas heating, uPVC sealed unit glazing
- CHAIN FREE and Potential to extend

In more details, the accommodation comprises:

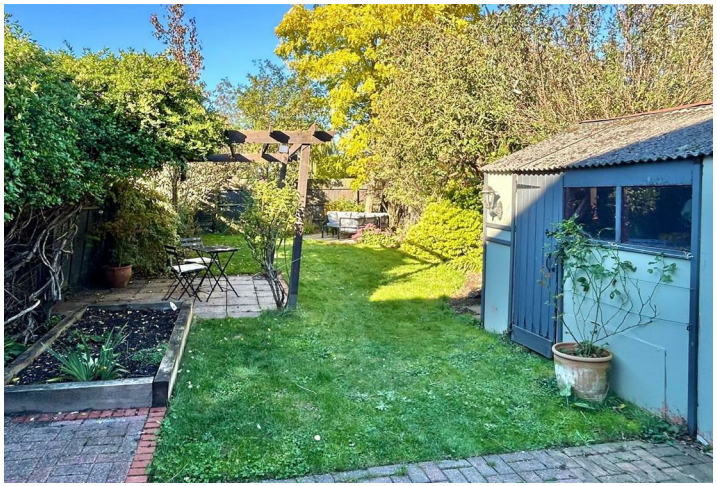
On the ground floor: The entrance hall leads into a bright sitting room. An opening leads into the kitchen/diner which has ample space for a good-sized dining table and an extensive range of fitted cupboards and worktops. There is an integrated oven, hob and an under-counter fridge. There is ample appliance space and wall wall-mounted cupboard houses the gas-fired combination boiler, which we understand was installed in 2021. A rear lobby includes a useful cupboard and gives access to the downstairs cloakroom and the carport.

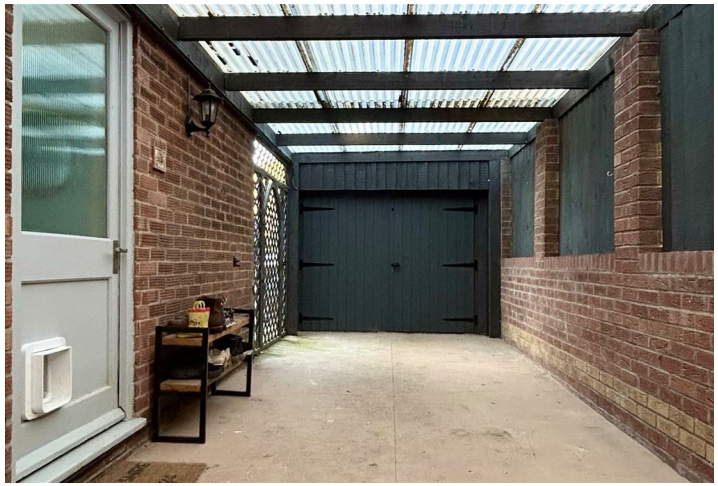
On the first floor: The landing area has a built-in storage cupboard and also gives access to all 3 bedrooms and the shower room. Bedrooms 1 & 2 are comfortable double rooms and Bedroom 3 is a good-sized single room which is currently being used as a dressing room and home office.

Outside
The gardens to the front of the house have been mostly hard landscaped to provide extensive parking. To the side of the house is a very useful carport which is over 24ft in length and connects to the large garage/workshop. (In our opinion these areas could provide the perfect space to extend the house - if required and subject of course to consent)

The rear gardens enjoy a high degree of privacy and seclusion and include a sheltered patio area, lawn and a variety of mature shrubs and trees.

COUNCIL TAX - BAND B
EPC - C
COUNCIL - Mid Suffolk
SERVICES - All main services connected
BROADBAND - Ofcom states Ultrafast broadband is available
Mobile - Ofcom states all mobile phone providers are likely
WHAT3WORDS -///halt.starfish.cadet





Please Note: These details have been carefully prepared in accordance with the Sellers instructions, however their accuracy is not guaranteed. Measurements are approximate and where floor plans have been included, they serve purely as a guide to general layout and should not be used for any other purpose. The photographs displayed are also for promotional purposes only, and do not indicate the availability to purchase any of the fixtures and fittings. We have not tested any services or appliances, and potential purchasers should make their own enquiries to ensure that they are of a satisfactory working standard. Important: No person in the employment of Mortimer & Gausden Limited has any authority or ability to make or give warranty or representation whatsoever in relation to this property. If you are in any doubt as to the correctness of any of the content contained in either these details, our advertising or website, please contact our offices immediately.

mail@mortimerandgausden.co.uk
www.mortimerandgausden.co.uk
7 Langton Place, Bury St. Edmunds, Suffolk. IP33 1NE
01284 755526