THE
Mortimer
& Gausden
PARTNERSHIP

Ashcroft, 7 Hazelwood Close, Thurston,
Bury St. Edmunds, Suffolk, IP31 3NX

Guide Price
£425,000

A spacious detached bungalow located in the thriving village of Thurston

Occupying a tucked-away location within the well-served village centre of Thurston, this modern detached bungalow offers surprisingly generous accommodation and is being sold with the benefit of having NO UPWARD CHAIN.

The property, which requires a little cosmetic improvement, is somewhat larger than the outside might suggest and has the makings of a wonderful home.

The accommodation, which benefits from gas-fired central heating and uPVC sealed unit glazing, includes a spacious sitting room with a conservatory extension, a large kitchen/breakfast room and 4 bedrooms.

With enclosed private gardens, a single garage and parking to the front, the property would suit families, those looking to retire, or indeed anyone seeking the convenience of single-storey living in a friendly and well-connected community.

- Deceptively spacious detached bungalow
- Occupying a superb village setting
- Cloakroom, kitchen/breakfast room
- Spacious sitting room, conservatory
- 4 Bedrooms, bathroom, en-suite
- Enclosed gardens, parking and garage
- NO UPWARD CHAIN

The property benefits from gas fired central heating and uPVC sealed unit glazing and, in more detail, comprises:

An entrance hall provides access to all principal rooms and has useful storage. The dual aspect sitting room is of a particularly generous size and enjoys plenty of natural light, with doors leading through to the conservatory, which overlooks the rear gardens and provides an additional reception area, perfect for relaxing or entertaining.

The kitchen/breakfast room is a very good size and forms the heart of the home, offering an extensive range of fitted units with ample worktop space and room for appliances, together with plenty of space for a dining table and chairs. There is a built-in oven and hob together with a wall mounted gas boiler serving the central heating. A part-glazed door leads to the outside.

The principal bedroom includes an en-suite shower room. There are three further bedrooms, making the bungalow ideal for families, guests or those needing a study or hobby room, together with a family bathroom.

Outside
To the front of the bungalow is a hedge-enclosed lawned garden and a driveway which provides off-road parking and access to the single garage with a side courtesy door. A side access leads to the enclosed rear gardens, which afford a good degree of privacy and seclusion and are laid mainly to lawn with a patio and large garden shed.

ENERGY PERFORMANCE RATING - D
COUNCIL TAX BAND - E COUNCIL - Mid Suffolk
BROADBAND - Ofcom states Ultrafast broadband is available
MOBILE - Ofcom states all mobile phone providers are likely
SERVICES- Mains Water, Electricity, Gas, Drainage
WHAT3WORDS ///committee.slimmer.carpentry

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