



Wintergreen Road

Red Lodge, IP28

Price £270,000

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Red Lodge, Bury St. Edmunds, IP28

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Description

On entering this modern three bedroom home you are greeted by a wider than average welcoming entrance hall, providing access to the downstairs accommodation as well stairs to the first floor landing. The ground floor boasts a modern kitchen/ diner, with a built in oven with gas hob and extractor over, as well as having space for all the necessary kitchen appliances!

As well as the useful downstairs W.C, the ground floor is also home to the spacious lounge/ diner, which enjoys French doors that flow out to the rear garden.

Once upstairs, the landing has a built in storage cupboard with handy shelving, as well as providing access to the loft space, including a drop down ladder and light.

The master bedroom is a good size, and benefits from an en-suite shower room. The second bedroom is also a good size double room, with a window overlooking the rear garden. Also found upstairs is the third bedroom and modern bathroom, making this an ideal family home.

The property has sealed unit UPVC doors and windows throughout and is served by a gas fired central heating system.

Externally the property has a small front garden, as well as an additional lawned space to the side. The rear garden is fully enclosed, and includes a patio area and a decked area, with the remainder mainly laid to lawn. There is a bespoke hand built shed ideal for outdoor storage.

The house sits in a lovely position within the development, enjoying tree top views over the rear fence, in appose to looking onto other properties.

The property comes with two allocated parking spaces adjacent to the house.

The home was built in 2011.

Measurements

Entrance Hall

Kitchen/ Diner - 11' x 8' 11"

Lounge/ Diner - 17' 9" max x 12' 11" max

Cloakroom

Stairs to first floor landing

Bedroom 1 - 12' 9" x 10' 11"

En-suite Shower Room

Bedroom 2 - 10' 11 x 10' 2"

Bedroom 3 - 9' 3" x 6' 6"

Bathroom - 6' 6" x 5' 7"

Agents Note

The vendor of this property is a Director of Molyneux Estate Agents. The photos shown were taken just before the owner moved out, the house is now vacant. There is a management charge of approx. £200 per annum.

Molyneux Estate Agents has not tested any fixtures and fittings, services or appliances in this property and cannot guarantee that they are in working order.

Whilst we intend to make our particulars as accurate as possible, measurements and statements are provided as a general guidance, they are not factual and should not be relied upon. Before ordering any carpets or built in furniture please contact the agent to verify any specific measurements.

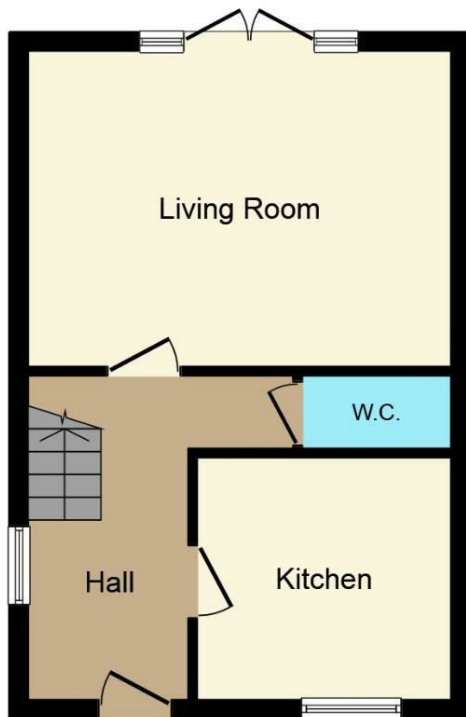
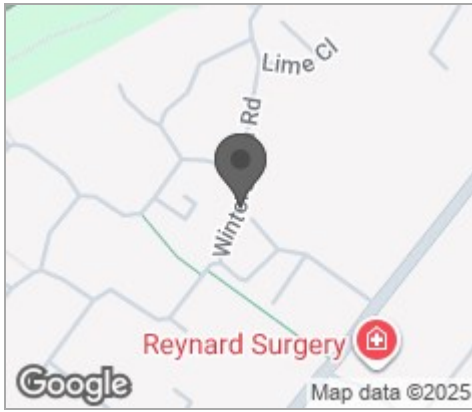
Floor plans are not to scale. They are provided for indication purposes and their accuracy should not be relied upon.

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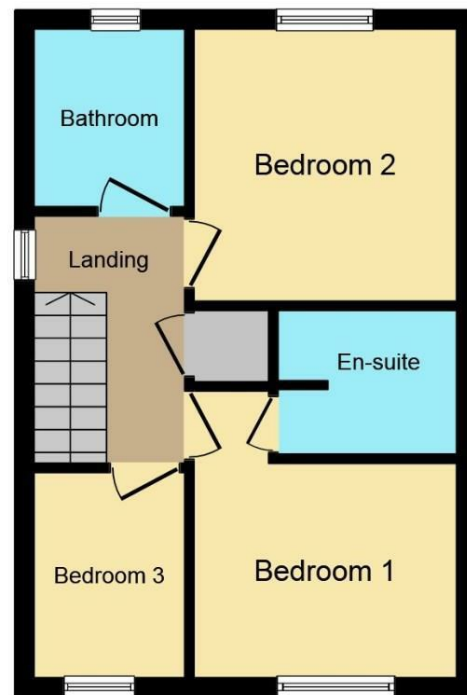
Items shown in photographs are not included unless they are detailed within the sales particulars. They may be available by separate negotiation. Please contact the agent with regards to this.

The Buyer is advised to obtain verification of the tenure from their Solicitor. The agent has not reviewed the title documents for this property.





Ground Floor

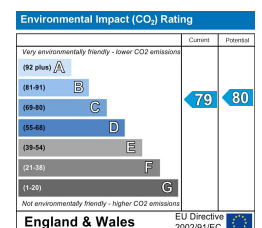
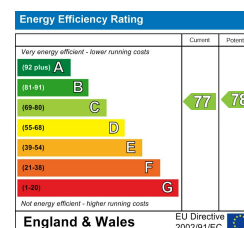


First Floor

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

Viewing

Please contact our Brandon Office on 01842 818282 if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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