



The Green, Cavendish, Sudbury

Sheridans



The Green, Cavendish, Sudbury CO10 8BB

£665,000

A fine grade II listed 5 bedroom period house overlooking the picturesque green in the heart of Cavendish.

Thought to have origins dating back to the 16th century and considerably altered in the 19th century, this wonderful period house, provides a surprising level of much improved accommodation of some 2500 sqft, retaining a wealth of original features, complemented by delightful enclosed gardens, off road parking for up to 4 cars, whilst enjoying splendid views across the picturesque village green, in the heart of the pretty village of Cavendish.

The accommodation includes a former shop (now large dining room) providing potential for a variety of uses (subject to the relevant planning and listed building permissions being granted). Benefitting from gas fired radiator central heating, the beautifully presented accommodation currently in brief comprises an entrance hall with large walk in cupboard and stairs off to first floor. The spacious sitting room is a wonderful reception room for relaxing with views across the village green and retaining a wealth of exposed timbers and a fine red brick Inglenook fireplace. The dining room is an ideal reception room for entertaining (currently used as a large study/home office) with window and door to front and door to a cloakroom. The kitchen breakfast room is fitted with an extensive range of modern units providing plenty of drawer and cupboard space beneath smart granite worktops with central island. Space is provided for a range style cooker and French doors open to the rear gardens. The study/snug is a cosy and particularly versatile reception room with windows and door to rear gardens.



Accommodation

On the first floor is a charming landing with space providing a study area with window overlooking the gardens and stairs to second floor. The principal bedroom is complemented by a large en-suite bathroom with bath and separate shower enclosure. The two further guest bedrooms on this floor are served by the family bathroom. Two staircases lead to the second floor and to the two remaining bedrooms and loft rooms, completing the accommodation.

Outside

The house enjoys a shared access leading to a driveway providing parking for up to 4 cars. The gardens are a delightful feature of the house providing the occupants with an excellent degree of privacy whilst stocked with an abundance of flowering plants, shrubs and mature trees. Within the garden is a separate laundry room/potential home office and a brick built workshop. The gardens are mostly laid to lawn and include a large terrace, creating an ideal area for outdoor entertaining and al-fresco dining.

Location

The property is situated in the heart of the village overlooking the picturesque village green. Cavendish is one of Suffolk's prettiest villages nestling on the Essex border close to the River Stour, with picturesque village green, pubs and shops, primary school and parish church. A wider range of facilities can be found at nearby Clare (2 miles), whilst the market town of Sudbury, some 6 miles distant, provides a wide range of amenities including a commuter rail service to London's Liverpool Street.

Directions

When entering Cavendish from the direction of Clare, the driveway leading to the house will be found on the right opposite the village green.



- Wonderful grade II listed house in the heart of Cavendish
- Off road parking for 4 cars
- Delightful private gardens
- Wealth of original features
- Views across the village green
- Sitting room with Inglenook, dining room
- Well equipped kitchen breakfast room, snug
- Principal bedroom with en-suite
- Four remaining bedrooms
- Bathroom, cloakroom

Services and agents note

All mains services are connected. Gas fired radiator central heating.

Agents note; Grade II listed

Council Tax: West Suffolk Band: F

Broadband speed: Up to 1000 mbps available (Source Ofcom)

Mobile phone signal for: EE, Three, Vodafone and O2 (Source Ofcom)

Flood Risk: Very Low Risk





These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require any further clarification or information.

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