



**Micklesmere Drive, Ixworth, Bury St. Edmunds**

**Sheridans**



# Micklesmere Drive, Ixworth, Bury St. Edmunds IP31 2UJ

Guide Price £425,000

Much improved 4 bedroomed detached house with newly remodeled kitchen/dining room whilst situated within the thriving village of Ixworth

Built of traditional brick construction beneath a tiled roof and recently updated in recent years including creating a superb kitchen dining room, this impressive family home provides well presented accommodation currently in brief comprising a smart new entrance door opening to the entrance hall with stairs off to first floor and door to cloakroom. Double doors open to the sitting room, creating a comfortable reception room with window to front and panelled wall effect feature with position for wall mounted TV and contemporary style electric fireplace. Door from the entrance hall and double doors from the sitting room, lead to the superb open plan kitchen dining room, recently remodelled and re-fitted with an extensive range of units providing plenty of drawer and cupboard space beneath preparation surfaces, complemented by built in appliances. Sliding doors lead to the conservatory overlooking the rear garden and a separate utility room, completes the ground floor accommodation.

On the first floor is a landing leading to the four bedrooms including the principal bedroom with en-suite shower. A family bathroom completes the first floor accommodation.

### Outside

The house is approached along a brick weave driveway providing off road vehicle parking and access to the adjoining single garage. Side access leads to the enclosed rear gardens which are mostly laid to lawn.

### Location

The property is situated within a short walk of the thriving village high street and the excellent range of local facilities on offer, which include a doctors surgery, shops/post office, church, schools and two public houses. The popular village of Ixworth is situated approximately 8 miles to the north east of Bury St Edmunds and 10 miles from Stowmarket with its main line rail link to London.

### Directions

When turning into Micklesmere Drive from the direction of the roundabout and the A143, the house will be found a short distance further on the left. what3words

### Services

- Much improved detached 4 bedroom house in well served village
- Ample parking, garaging
- Enclosed rear gardens
- Sitting room
- Well equipped kitchen/dining room
- Conservatory
- Utility, cloakroom
- Principal bedroom with en-suite
- Three remaining bedrooms
- Family bathroom

Mains electricity, drainage and water. Heating - Electric heating  
Council Tax: Mid Suffolk Band: D  
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  
EPC Rating: E



Measurements are approximate. Not to scale. Illustrative purposes only  
Made with Metropix ©2025



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.

**Sheridans Estate Agents**

**Web:** [www.sheridans.ltd.uk](http://www.sheridans.ltd.uk) **Email:** [info@sheridans.ltd.uk](mailto:info@sheridans.ltd.uk)

**Bury St. Edmunds Office**  
19 Langton Place,  
Bury St Edmunds, IP33 1NE  
Tel: 01284 700 018

**Knightsbridge London Office**  
45 Pont Street,  
London, SW1X 0BD  
Tel: 020 7629 9966

Registered in England No. 04461290  
VAT Number: 794 915 378

Registered office: Sheridans Limited, 19 Langton Place, Bury St Edmunds, IP33 1NE



# Sheridans