



Reeves Close
Bungay, Suffolk

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Superbly situated at the head of this quiet cul-de-sac we are delighted to offer this well presented, three bedroom end-terraced home. Inside, the surprising accommodation offers an entrance hall, cloakroom, sitting room, kitchen/dining room and conservatory down stairs whilst on the first floor the recently re-fitted bathroom serves three bedrooms. The property boasts a fitted air-conditioning unit. Outside the enclosed rear garden is a delight and we find a large off road parking area. Viewing is essential.

Reeves Close comprises briefly:

- Entrance Hall
- Ground Floor Cloakroom
- Sitting Room
- Conservatory
- Kitchen/Dining Room
- Master Bedroom
- Two Further Bedrooms
- Family Bathroom
- Enclosed Rear Gardens
- Generous Parking

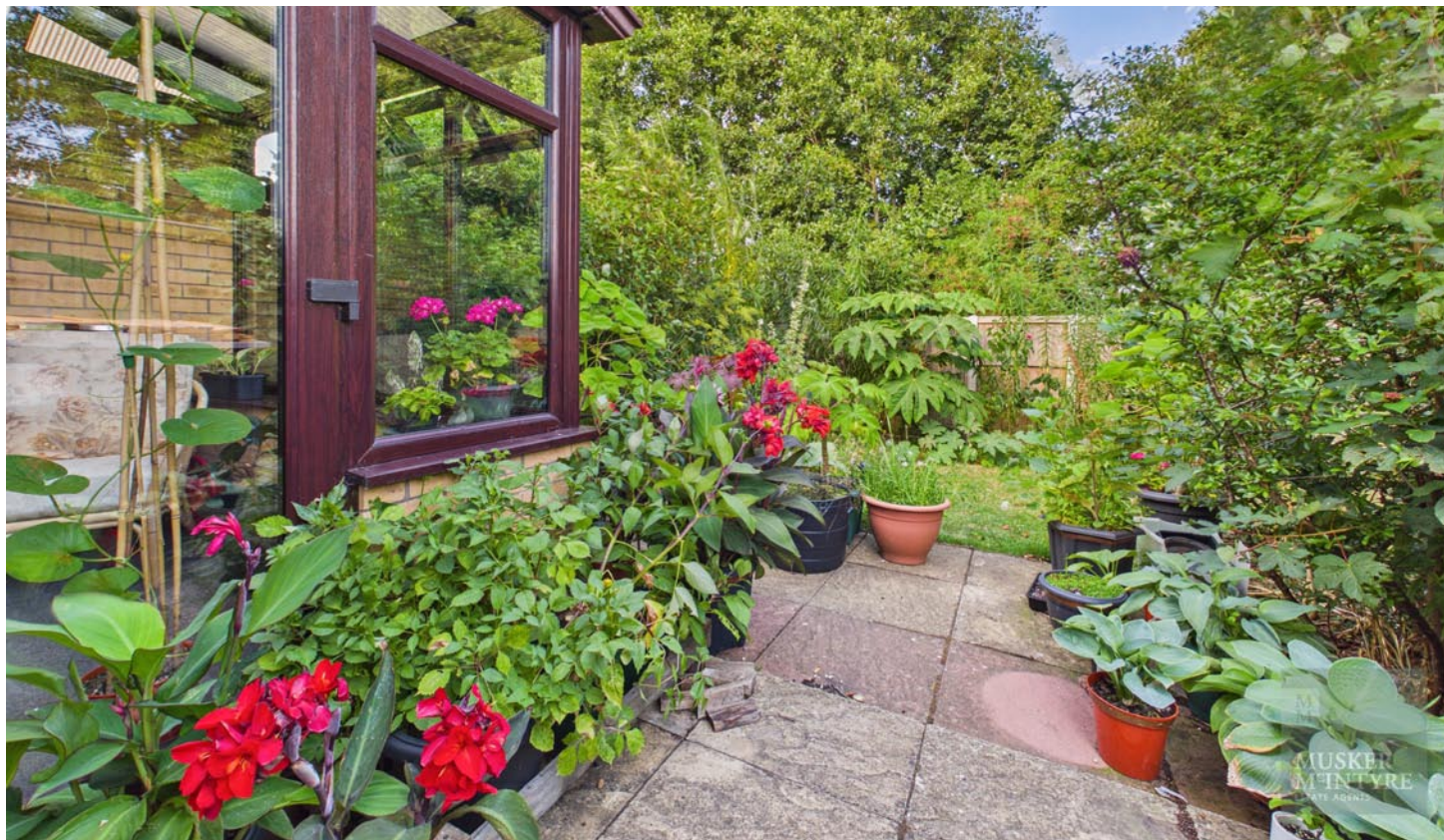
Property

Entering the property via the front door, we are welcomed by the entrance hall where a door opens to the cloakroom and we step through into the generous sitting room. Two windows fill the room with natural light with the window to the side aspect grabbing the view over Skinners Meadow. Our stairs rise to the first floor landing whilst a door opens to the kitchen/dining room. The kitchen enjoys a view over the rear gardens and offers a range of fitted wall and base units boasting excellent storage and enjoying a fitted oven, hob and extractor and an integral fridge freezer. Space is made for the washing machine and the sink is set below the window enjoying the garden views. In the dining area, space is made for a table and chairs whilst a door opens to the conservatory offering an excellent extension to the home when entertaining or simply the perfect spot to sit and enjoy the stunning garden all year round. French doors open from here to the patio. Climbing the stairs to the first floor landing we find the fitted air-conditioning unit perfectly placed to serve the entire home. Doors lead off the landing to all of the rooms. At the rear we find the single bedroom and a generous double both enjoying a view of the garden and fields beyond. At the front the master bedroom offers a generous space whilst the recently re-fitted bathroom is found adjacent. The bathroom boasts a bath with shower over and a w/c and wash basin set within a modern vanity unit. This completes the accommodation.









Outside

The front of the property is approached via a path that leads over the front lawns passing the the planted flower beds. To the side we pass through the parking area for the neighbouring properties and arrive on the large parking area and additional ground that surrounds, belonging with the property. From here a gate enters our rear garden which offers the most inviting space that is a real surprise. A patio leads from the French doors in the conservatory whilst the main garden offers an area of lawn surrounded by flower beds that are stocked with a variety of native and exotic annuals and perennials that fill the space with colour and scent. Fencing encloses the garden which at the rear looks onto the open fields beyond.

Location

This property is located at the head of a quiet after cul-de-sac, a short walk from the town centre of Bungay whilst enjoying rural views. Bungay offers a good range of all the necessary amenities and shops, schools, antique shops, restaurants, The Fisher Theatre (now showing films) and leisure facilities including indoor swimming pool and golf club. The Cathedral City of Norwich is about 30 mins drive to the North and has a mainline train link to London Liverpool Street (1hr 54mins). Diss provides another mainline link to London and is 19 miles distance. The unspoiled heritage coastline of Suffolk with the lovely beaches of Southwold and Walberswick are a short distance away.

Fixtures & Fittings

All fixtures and fittings are specifically excluded from the sale, but may be available in addition, subject to separate negotiation.

Services

All mains connected. Gas fired central heating.

Energy Rating: TBA

Local Authority:

East Suffolk Council

Tax Band: B

Postcode: NR35 1HN

What3Words: ///atlas.bronze.contour

Tenure

Vacant possession of the freehold will be given upon completion.

Agents' Note

The property is offered subject to and with the benefit of all rights of way, whether public or private, all way leaves, easements and other rights of way whether specifically mentioned or not.

Guide Price: £230,000



To arrange a viewing, please call 01986 888160

Offices throughout Norfolk & Suffolk:

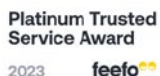
Loddon 01508 521110

Halesworth 01986 888205

Harleston 01379 882535

www.muskermcintyre.co.uk

Important Note: The floor plan is not to scale and is only intended as a guide to the layout. For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Furthermore NB:1. All dimensions are measured electronically and are for guidance only. 2. Descriptions of a property are inevitably subjective and the descriptions contained herein are used in good faith as an opinion and not by way of statement of fact. 3. Information regarding tenure, length of lease, ground rent and service charges is provided by the seller. These details do not form any part of any contract. Items included in a sale (curtains, carpets etc) are for you and your solicitor to agree with the seller.



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