

Bychoice

ESTATE AGENTS



Smithwood Barn Smithwood Green, Cockfield, Suffolk

£1,250

Property Summary

Available mid-December! A charming, unfurnished 2-bedroom detached bungalow located just outside the quiet village of Cockfield. This well-presented property boasts a spacious wrap-around garden, a large living room with period features and a beautiful

- 2 Bedrooms
- Separate Dining Room
- Inglenook Fireplace
- Large Living Room
- Ample Parking
- Large Garden



Available mid-December! A charming, unfurnished 2-bedroom detached bungalow located just outside the quiet village of Cockfield. This well-presented property boasts a spacious wrap-around garden, a large living room with period features and a beautiful inglenook fireplace, a separate dining room and ample parking. Pets will be considered.

Dining Room

14'6" x 12'6" (4.42 m x 3.81 m)

Entrance is into the dining room and a window to front aspect.

Kitchen

10'6" x 12'6" (3.20 m x 3.81 m)

A range of wall and base units with work surfaces over, sink with drainer, built in oven and a separate electric hob and extractor over. Benefits also include an integrated fridge freezer and washing machine. Window to rear aspect and door to garden.

Living Room

14'9" x 19'6" (4.50 m x 5.94 m)

Feature inglenook fireplace with log burner, windows to front and rear aspect, period features throughout.

WC

3'7" x 5'0" (1.09 m x 1.52 m)

Separate low level WC and hand basin.

Bedroom 1

10'10" x 12'6" (3.30 m x 3.81 m)

Spacious room with windows to the front and side aspect

Bedroom 2

10'9" x 8'11" (3.28 m x 2.72 m)

Window to front aspect.

Bathroom

6'0" x 8'11" (1.83 m x 2.72 m)

Character bathroom with a corner shower, low level WC and vanity unit with integrated sink and mirrors above.

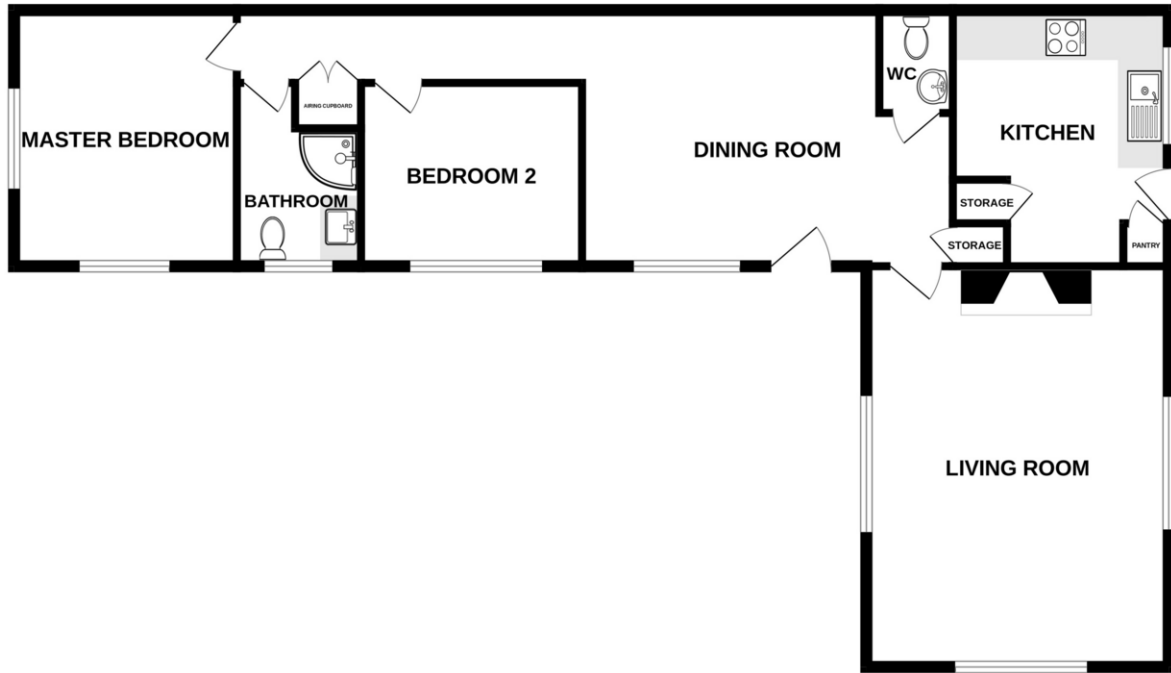
Outside

A wrap-around garden with mature trees, mostly laid to lawn, offering ample parking and peaceful countryside views.

Agents Note

The landlord is open to considering pets.

GROUND FLOOR
975 sq.ft. (90.6 sq.m.) approx.



TOTAL FLOOR AREA : 975 sq.ft. (90.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			100
(81-91) B			
(69-80) C		74	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

Additional Information

Tenure:
Council Tax Band:
Local Authority:
Post Code: IP30 0JQ

Viewings by appointment only
Tel: 01787 468408
Email: sudbury@bychoice.co.uk

Bychoice
ESTATE AGENTS



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not to be relied upon and potential buyers are advised to recheck the measurements.