

Lancaster Close, Chedburgh, Bury Saint Edmunds IP29 4UW

Asking price £270,000

EPC Rating: D Council Tax Band: B



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Situated on Lancaster Close in the charming village of Chedburgh, this delightful three-bedroom house offers a perfect blend of comfort and practicality. Spanning an impressive 990 square feet, the property features two spacious reception rooms, ideal for both relaxation and entertaining guests.

The well-appointed kitchen provides ample space for culinary pursuits, while the bathroom is conveniently located to serve the needs of the household. Each of the three bedrooms is generously sized, making them suitable for families or those seeking extra space for guests or a home office.

The surrounding area boasts a peaceful atmosphere, with local amenities and scenic countryside within easy reach. This property presents an excellent opportunity for those looking to settle in a friendly community while enjoying the benefits of a well-designed home. Whether you are a first-time buyer or seeking a family residence, this house on Lancaster Close is sure to impress.

Property Description

Tucked away at the end of a peaceful cul-de-sac in the sought-after village of Chedburgh, this beautifully modernised three-bedroom semi-detached home offers the perfect balance of village tranquillity and contemporary living. Whether you're taking your first step onto the property ladder, upsizing for a growing family or simply looking for a home that's ready to move straight into, this is a property that delivers on both lifestyle and practicality.

From the moment you step inside, you'll appreciate the light, welcoming feel throughout. The spacious sitting room provides the perfect place to unwind after a busy day, with doors opening directly onto the rear garden, allowing the inside and outside to flow effortlessly during the warmer months. The stylish kitchen/dining room has also been thoughtfully designed as the heart of the home, offering plenty of space for family meals, entertaining friends or enjoying a quiet morning coffee while overlooking the garden.

Upstairs, the property continues to impress with three well-proportioned bedrooms and a contemporary family bathroom, finished to a high standard with modern tiling and quality fittings. Every room has been carefully maintained, creating a home that's both comfortable and easy to enjoy from day one.

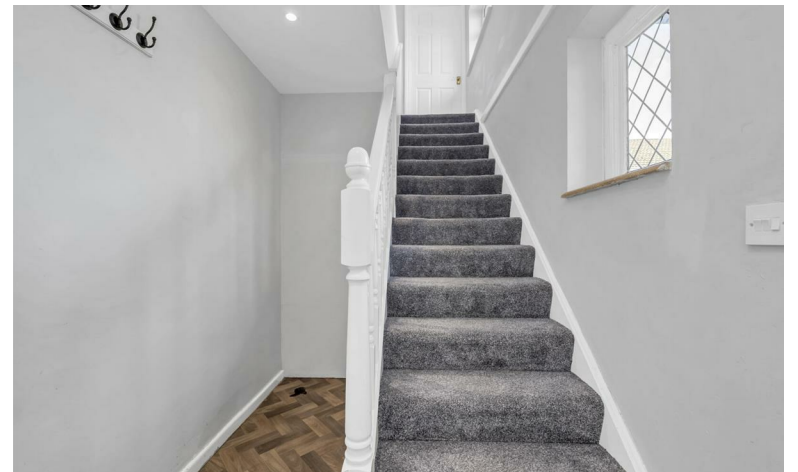
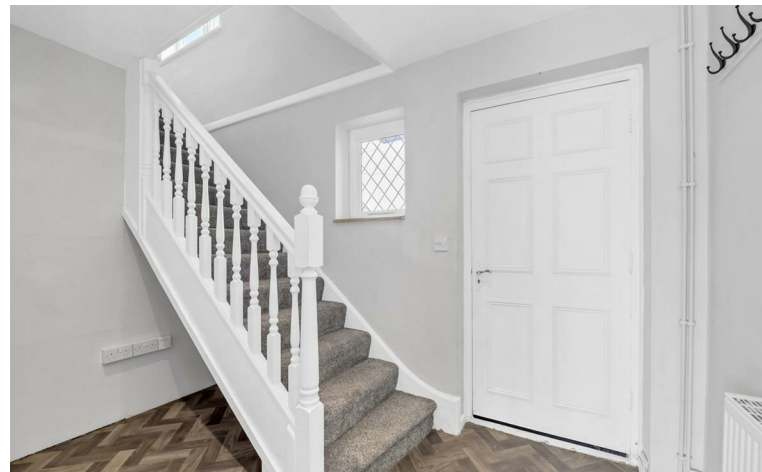
The current owners have invested significantly in the property, carrying out a comprehensive programme of improvements in 2022 including a full electrical rewire, a brand-new kitchen, a stylish new bathroom and a replacement hot water system. Combined with double glazing throughout and an external oil-fired boiler, the home offers both peace of mind and modern efficiency.

Outside, the enclosed rear garden is predominantly laid out to lawn, providing a fantastic space for children to play, pets to explore or summer barbecues with family and friends. To the front, generous off-road parking for up to three vehicles makes everyday life that little bit easier.

Chedburgh is a charming Suffolk village that perfectly combines a peaceful countryside setting with a strong sense of community. The village benefits from a park,

community centre and an outstanding children's nursery, while the neighbouring village of Chevington offers a traditional village pub. For everything else, the historic market town of Bury St Edmunds is just a 15-minute drive away, offering an excellent selection of independent shops, cafés, restaurants, leisure facilities and highly regarded schools.

If you've been searching for a modern home in a welcoming village setting, where all the hard work has already been done, this could be exactly the lifestyle you've been looking for.





For identification only - Not to scale
(c) Visual Floor Planner

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

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