



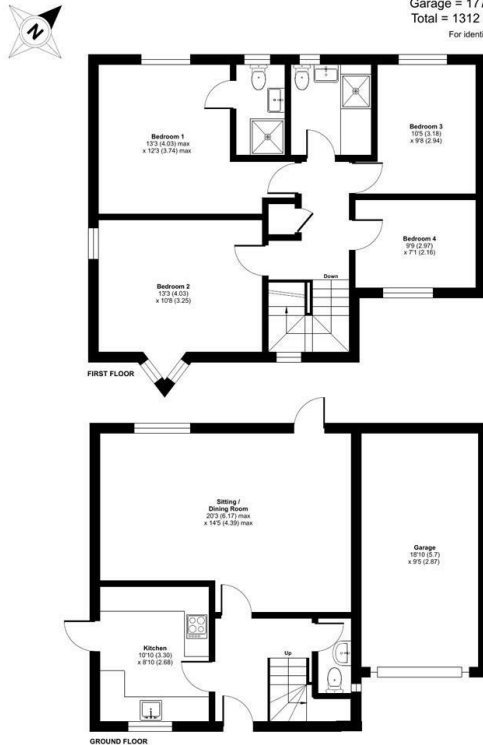
2 Birkdale Court, Fornham St Martin, Bury St Edmunds, Suffolk, IP28

£1,995 PCM

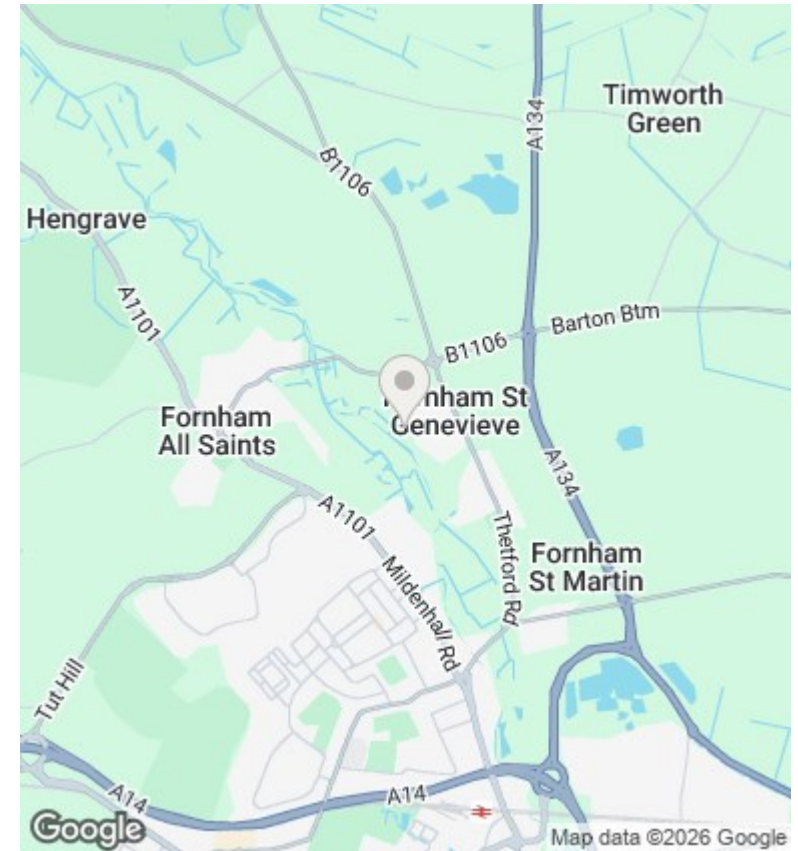
- DETACHED HOUSE
- NEWLY FITTED KITCHEN AND BATHROOMS
- Utilities: Mains Gas, Water & Electric
- NEWLY DECORATE AND NEW CARPETS
- GARAGE AND PARKING X2 CARS
- MASTER BEDROOM WITH ENSUITE
- ENCLOSED REAR GARDEN

Birkdale Court, Fornham St. Martin, Bury St. Edmunds, IP28

Approximate Area = 1135 sq ft / 105.4 sq m
 Garage = 177 sq ft / 16.4 sq m
 Total = 1312 sq ft / 121.8 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © rchecomm 2025. Produced for David Burt Ltd. REF: 1345205



Directions

Viewings

Viewings by arrangement only. Call 01284 766884 to make an appointment.

Council Tax Band

D

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			84
(69-80) C			
(55-68) D		66	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Holding deposit equivalent to one week's rent required upon application. Other fees may apply during the tenancy.