



High Street, Lakenheath, Brandon, IP27 9JX

welcome to

High Street, Lakenheath, Brandon

Offered to the market with NO ONWARD CHAIN, this semi-detached home in the sought after village of Lakenheath offers THREE GOOD SIZED BEDROOMS, separate LIVING & DINING ROOMS, kitchen with UTILITY and a surprisingly generous rear garden!

Summary

Offered to the market with no chain, this spacious semi-detached home enjoys a tucked away yet central position within the ever popular Suffolk village of Lakenheath. Well maintained throughout and offering versatile accommodation with plenty of scope to personalise, it presents an excellent opportunity for first time buyers, growing families and investors alike.

Conveniently located within walking distance of the village's amenities, including a popular Italian restaurant, Co-op, Post Office, pub & a variety of takeaways, the property also benefits from easy access to the nearby market town of Brandon, with its supermarkets, schools & direct rail links to Cambridge & Norwich.

Approached via a generous brickweave driveway providing ample parking, the home enjoys a prominent position whilst remaining pleasantly tucked away.

Inside, a welcoming entrance hall leads to a cosy front aspect dining room, perfect for family meals or entertaining, while the spacious rear living room is flooded with natural light & offers an inviting space to relax throughout the seasons. The well equipped kitchen is complemented by a practical adjoining utility area, adding valuable everyday convenience.

Upstairs, three bedrooms are served by a modern shower room, creating comfortable accommodation for families of all sizes.

Outside, the rear garden is a real surprise! Beginning with a patio, it extends to a feature pond & lengthy grass area with shrubs throughout!

The Accommodation

Entrance door to:

Entrance Hall

With door to front, stairs to the first floor landing and radiator.

Lounge

With oil fired back boiler, sliding door leading out to the rear garden and radiator.

Dining Room

With window to front and radiator.

Kitchen

With a range of fitted kitchen units at wall and base level with work surface over, inset sink unit with mixer tap and drainer over, oven powered by bottled gas, built in under stairs storage cupboard and window to side.

Utility Room

With space and plumbing for washing machine, space for tumble dryer, space for fridge/freezer, window to rear and door to side.

First Floor Landing

With window to side.

Bedroom One

With built in airing cupboard, window to front and radiator.

Bedroom Two

With window to rear and radiator.

Bedroom Three

With window to front and radiator.





Shower Room

With W.C, wash hand basin, shower cubicle with shower attachment over, window to rear and radiator.

Outside

Front Garden

To the front of the property, there is a brickweave driveway providing plenty of space for off road parking.

Rear Garden

To the rear of the property, the enclosed garden is largely laid to lawn with a feature pond, raised floral and shrub beds and various sheds.



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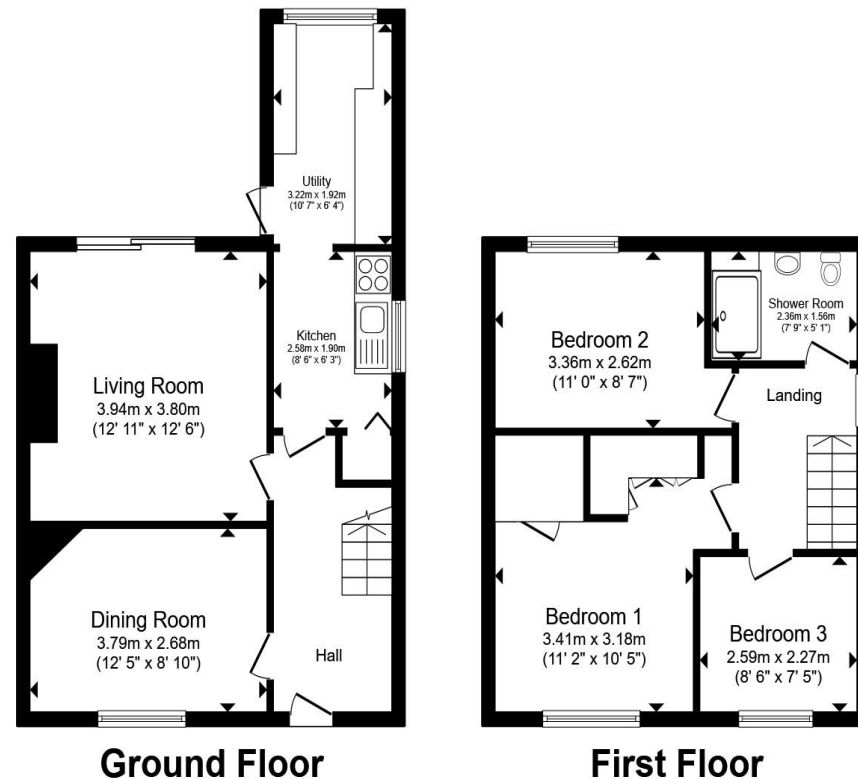
welcome to

High Street, Lakenheath, Brandon

- Spacious & Versatile Semi-Detached Home
- Popular Lakenheath Village Location
- Three Good Sized Bedrooms
- Well Equipped Kitchen with Adjoining Utility Area
- Separate Living and Dining Rooms
- Modern Shower Room
- Ample Off Road Parking to Front
- Generous Rear Garden

Tenure: Freehold EPC Rating: E
Council Tax Band: B

Offers in Excess of
£210,000



Total floor area 84.3 m² (907 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:
BRD111340 - 0004

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