Chedburgh Road, Chevington

Sheridans

Chedburgh Road, Chevington IP29 5QX

Guide Price £535,000

Recently restored and extended, this detached five-bedroom period house enjoys a delightful setting in the highly regarded village of Chevington.

Understood to date back to the 19th century, this wonderful home retains a wealth of original features, including many exposed beams and red brick fireplaces, coupled with beautifully presented accommodation ideal for modern-day living.
Benefitting from oil-fired radiator central heating and double glazing, the property offers a deceptively generous level of particularly light and airy accommodation. It currently comprises a reception hall with stairs rising to the first floor and a door to the cloakroom. The reception hall flows into the spacious double-aspect sitting room, creating an ideal space for relaxing, with exposed beams, a red brick fireplace, and French doors opening to the south-facing gardens.

The triple-aspect kitchen/dining room is a superb space for entertaining, fitted with an excellent range of painted kitchen units providing ample drawer and cupboard space beneath chunky oak worktops, with an inset Smeg ceramic hob and white porcelain sink. There is a delightful bespoke dresser unit, as well as an integrated Smeg fan oven and dishwasher, plus plumbing for a washing machine and tumble dryer. Above the breakfast area is an extractor fan set into a painted wooden canopy with feature LED mood lighting, and French doors open directly to the south-facing gardens. The ground-floor accommodation is completed by a separate family room/snug with fireplace and window to the front aspect.

On the first floor, the landing leads to five comfortable bedrooms, including the principal bedroom with a stylish en-suite. The four remaining bedrooms are served by the family bathroom and a separate useful shower room, completing the first-floor accommodation.

Outside
The property is fully enclosed by a combination of natural hedging, willow panels and woven fence panels. Entrance is via either a pedestrian or five bar wooden gate. The shingle driveway offers ample parking for several vehicles and leads to the newly built double garage with electric door. The gardens are mostly laid to lawn with flower and shrub borders and include a large indian sandstone terrace, creating an ideal area for outdoor entertaining, whilst enjoying the delightful southerly aspect.

Location
The house enjoys a delightful setting opposite paddocks and only a short stroll to the heart of the village. Chevington is a sought after village situated about 5 miles to the South West of the historic market town of Bury St. Edmunds and its excellent range of schooling, shopping, recreational and cultural facilities on offer. The village offers local amenities including village hall, thriving public house, church and a particular feature is the village's close proximity to the magnificent Ickworth Park (within a short walk away).

Directions
When proceeding from the centre of Chevington next to the village pub, turn left into Chedburgh Road, where the entrance to the house will be found further along on the left hand side before leaving the village.

- Recently restored and extended detached period house
- Driveway providing ample off road parking and large double garage
- Highly regarded village location
- Views to front across paddocks
- Enclosed south facing gardens
- Reception hall, cloakroom
- Family room/snug, spacious sitting room with fireplace
- Fabulous kitchen/dining room
- Principal bedroom with stylish en-suite
- Four remaining bedrooms, shower room, family bathroom

3 What Words ///sharpness.bothered.bronzed

Services
Mains electricity, water and drainage. Oil fired radiator central heating (new boiler 2021).
Council Tax: West Suffolk Band: D
Broadband speed: 46 mbps available (Source Ofcom)
Mobile phone signal for: EE, Three, Vodafone and O2 (Source Ofcom)
Flood Risk: Very low

GROUND FLOOR

TOTAL FLOOR AREA : 1711sq.ft. (159.0 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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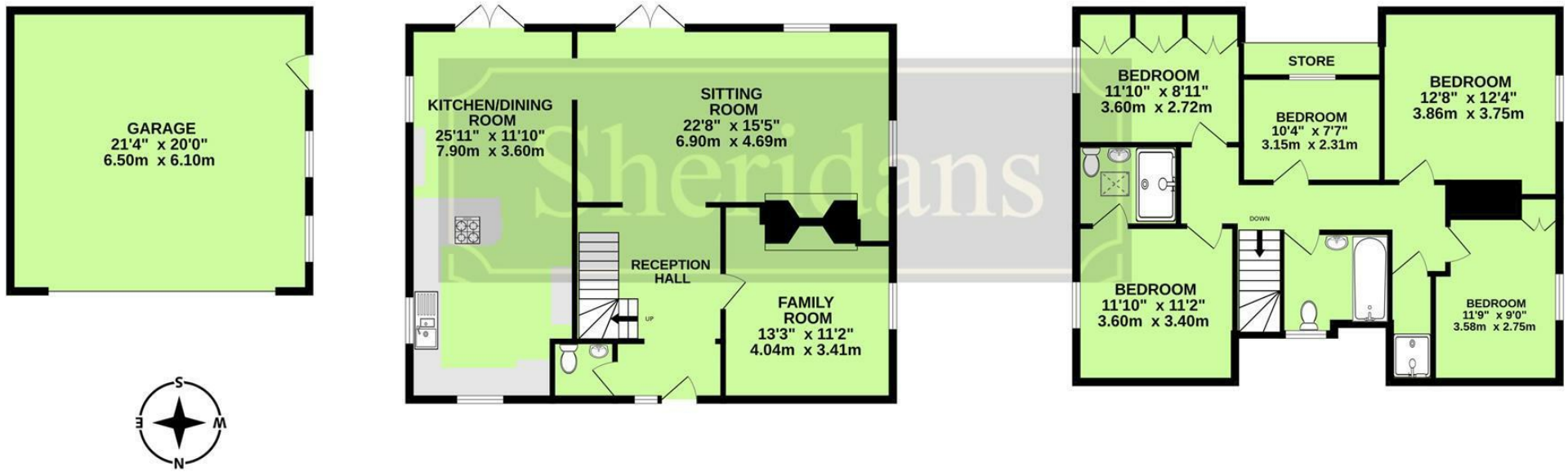
1ST FLOOR



These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require any further clarification or information.

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The Property Ombudsman

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