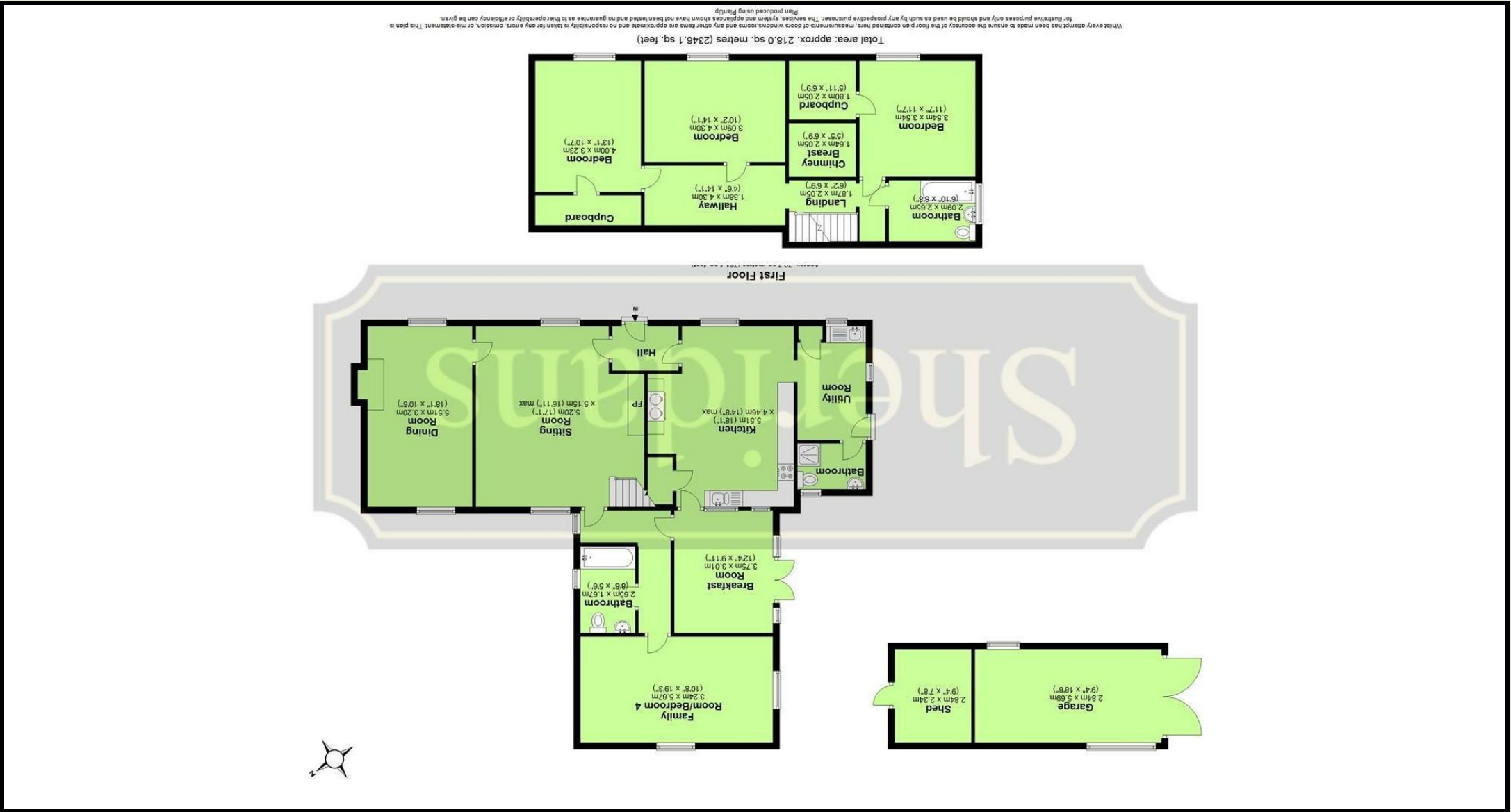




Hargrave Road, Chevington



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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Hargrave Road, Chevington IP29 5QR

Guide Price £495,000

A charming grade II listed village centre cottage providing a substantial level of accommodation complemented by delightful grounds. All in just over half an acre.

Substantial Grade II listed four bedroomed house in the heart of the sought after village of Chevington. All in just over half an acre.

Built of timber framed construction beneath a thatched roof, the property retains many original features including exposed timbers, fireplaces with wood burning stove, ledge and brace internal doors, all complementing the spacious accommodation (2300 sqft in total) which currently in brief comprises; Entrance door opening to Entrance Hall: with door to Sitting Room: a spacious reception with exposed ceiling timbers, large Inglenook fireplace, door to staircase to first floor, windows to front and rear.

Dining Room: with fireplace and windows to front and rear. Kitchen: this traditional kitchen is fitted with a range of units providing drawer and cupboard space beneath preparation surfaces and fireplace with range oven with twin hotplates. Utility Room: with window to front, door to side, door to shower room. Breakfast Room: a light and airy reception off the kitchen with French doors to gardens. Rear Hall: with doors to Bathroom and Family Room/Bedroom 4: this flexible room has windows to rear and side.

On the first floor are three generous bedrooms, two of which have large walk-in wardrobe cupboards and a further bathroom completes the accommodation which is offered with no onward chain.

Outside

The property is approached through a five bar gate opening to a long gravel drive providing extensive vehicle parking, turning space and leading to the side of the property and to a timber garage and outbuilding. This would be an ideal area for cart-lodge style garaging etc (it is understood that planning permission was granted however now lapsed and would need to be re applied for).

The gardens are a delightful feature being mostly laid to lawn and stocked with an abundance of mature trees, shrubs and well-stocked flower beds. The gardens are mostly to the front of the house and enjoy a south easterly aspect. All in just over half an acre.

Location

The house enjoys a tucked away yet central setting, set back down a long driveway in 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, 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 entering Chevington from the direction of Bury St Edmunds and Horringer, proceed through the crossroads

- Spacious period home in heart of sought after village
- Sitting room with Inglenook fireplace
- Dining room
- Breakfast room
- Kitchen
- 4 Bedrooms, 3 bathrooms
- Utility
- No onward chain
- Long driveway leading to garaging
- Delightful gardens all in about half an acre

and the driveway to the property will be found a short distance further on the right, almost opposite the entrance to the Greyhound Public House on the left.

Services

Mains electricity, water and drainage. Oil fired radiator central heating. Council tax band E.

No onward chain.

