



Cherry Tree Rise, Drinkstone



SOLD



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Cherry Tree Rise, Drinkstone IP30 9UN

Guide Price £695,000

Spacious detached five bedroomed home enjoying an exclusive setting within the pretty village of Drinkstone.

Built to a particularly high standard in 2015, this impressive detached family home provides a splendid level of beautifully arranged accommodation, boasting excellent proportions and room sizes, complemented by well-crafted features including feature fireplace with wood burning stove, two sets of stylish Bi-fold doors, luxurious bathrooms and well-equipped kitchen, under-floor heating, double glazing and solar roof panels.

The property enjoys a delightful setting boasting south-east facing gardens, with home office/studio gym and a home cinema room, whilst situated within a well-regarded village location providing convenient access to Bury St Edmunds and the A14 Dual carriageway linking to Cambridge and London.

Offered with no onward chain, the well-presented accommodation currently in brief comprises; Entrance door opening to reception hall, with stairs off to first floor with under-stairs cupboard and door to the cloakroom. Black American Walnut Wood Flooring in the hallway extends through into the living room. The dining room is an ideal reception for entertaining and the splendid dual aspect sitting room is a comfortable reception, with feature fireplace with stove and double doors to the reception hall and Bi-fold doors opening to the rear gardens. The well-equipped kitchen breakfast room is a wonderful space fitted with an extensive range of units providing extensive drawer and cupboard space beneath preparation surfaces, complemented by integrated appliances including a central island with hob and Bi-fold doors to the rear gardens. A useful separate utility room completes the ground floor accommodation.

On the first floor, a landing gives access to the five comfortable bedrooms, two en-suite shower rooms and family bathroom with bath and separate shower enclosure, completing the accommodation.

Outside

The house is approached along a brick weaved drive providing plenty of vehicle parking, turning space and access to a detached double garage with electric roller door. The front gardens are laid to lawn and side access leads to the generous rear gardens which are again mostly laid to lawn with flower and shrub borders and a large paved terrace creates an ideal area for outdoor entertaining and Al-Fresco dining, whilst enjoying the southerly aspect.

Within the garden part of the garage has been converted and is now used as a home office/studio gym, there is also a fully insulated separate home cinema room and garden store.

Location

The property is situated in a small exclusive development within a sought after village location. Drinkstone offers a strong community spirit and a thriving village hall, provides excellent access to the A14 dual carriageway and is situated only six miles from the historic market town of Bury St Edmunds and its wonderful and extensive range of facilities, schooling and transport links.

Directions

When entering Drinkstone from the direction of Beyton, turn left into Gedding Road. Follow the road and turn right into Cherry Tree Rise, where the property will be found at the top on the left-hand side.

Services

Mains electricity, water and drainage. Oil fired heating underfloor

- Exclusive setting in a pretty village
- Spacious sitting room with fireplace and stove
- Stylish Bi-fold doors
- Under-floor heating
- No onward chain
- Five comfortable bedrooms
- Two en-suites, family bathroom
- Well-equipped kitchen breakfast room
- Well-proportioned rooms, double garaging
- South facing gardens, home office/studio/gym, cinema room, garden store

heating on ground floor, radiators on first floor, solar water heating. Main en-suite and family bathroom both have under-floor heating. Council tax band: F EPC Rating: B.

No onward chain.

