



Bubbles
5/6 Steeplechase, Hundon, Sudbury, Suffolk

**DAVID
BURR**



Bubbles, 5/6 Steeplechase, Hundon, Sudbury, Suffolk CO10 8EN

Hundon is a popular village with pub and Parish church together with a primary school and village shop. It stands about 5.5 miles north of the historic small town of Clare, which provides a good range of day to day amenities. A wider range of facilities can be found in Haverhill (7 miles away) or Sudbury (12 miles).

This extended period cottage is situated in a quiet, semi-rural location within walking distance of the village's amenities. The property offers a spacious and flexible layout, having been extended in recent years and has retained many original character features with exposed beams and wood burning stoves and benefits from plenty of parking and large mature rear gardens incorporating a workshop and summer house.

A substantial semi detached home in a quiet, rural location.

Entrance into:

BREAKFAST ROOM With exposed timbers, attractive wood burning stove and tiled flooring.

SITTING ROOM A charming room featuring exposed beams and a brick fireplace with wood burning stove, built-in book shelving and double doors lead through to the:

DINING ROOM An impressive partly vaulted room with oak flooring and double doors into the:

CONSERVATORY With tiled flooring and doors leading into the garden.

KITCHEN/BREAKFAST ROOM Extensively fitted with a range of wall and floor units under worktops with Belfast sink and wooden drainer. Fitted appliances include an electric oven, microwave, fridge, freezer and dishwasher and there is ample space for a table and chairs and a stable style door leads to the side.

UTILITY ROOM With plumbing for a washing machine, space for a tumble dryer, space for a fridge/freezer and tiled flooring.

CLOAKROOM With WC, wash basin and water softener.

First Floor

LANDING With shelved airing cupboard.

BEDROOM 1 Overlooking the rear garden and featuring a large fitted wardrobe. En-Suite Fitted with a matching suite comprising a WC, wash basin and tiled shower cubicle.

BEDROOM 2 Outlook to the front.

BEDROOM 3 Outlook to the front.

BEDROOM 4 Outlook to the front.

BATHROOM Fitted with a white suite comprising a WC, wash basin, panelled bath with shower over.

Outside

The property is approached via quiet, no through lane with an area of lawn surrounded by mature shrub borders and with a paved parking area for two to three vehicles.

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A gated access leads via a covered side storage area to the enclosed rear gardens which are approximately 125ft deep and benefit from a south westerly aspect.

To the rear of the property is an extensively paved terrace area which leads via a wisteria covered pergola to the lawn which is interspersed and surrounded by a variety of mature beds and borders with a pond with water feature and a variety of mature trees including apple and peach. A rose arbour leads to a further area of garden with vegetable beds, a garden shed, a summer house and a useful brick-built workshop and a insulated studio with light and power connected.

SERVICES: Mains water, electricity and oil-fired heating. **NOTE:** None of the services have been tested by the agent.

LOCAL AUTHORITY: West Suffolk Council. Council Tax Band: C. £1,780.62 per annum.

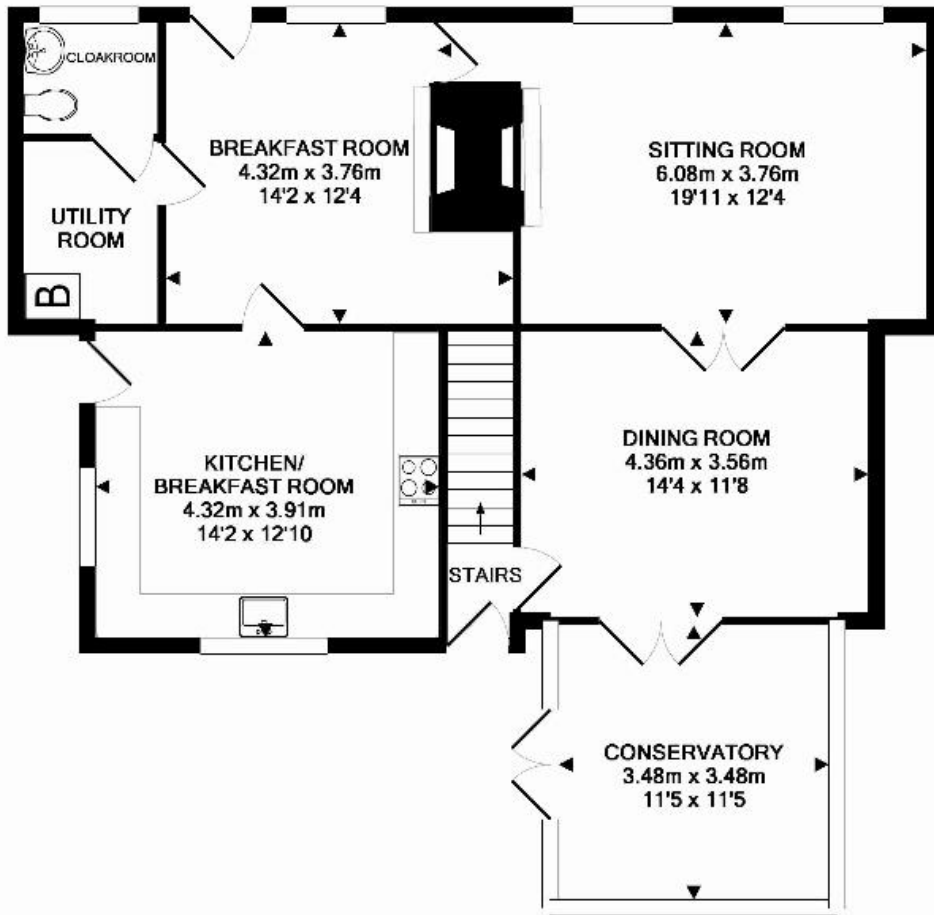
EPC RATING: TBC.

TENURE: Freehold.

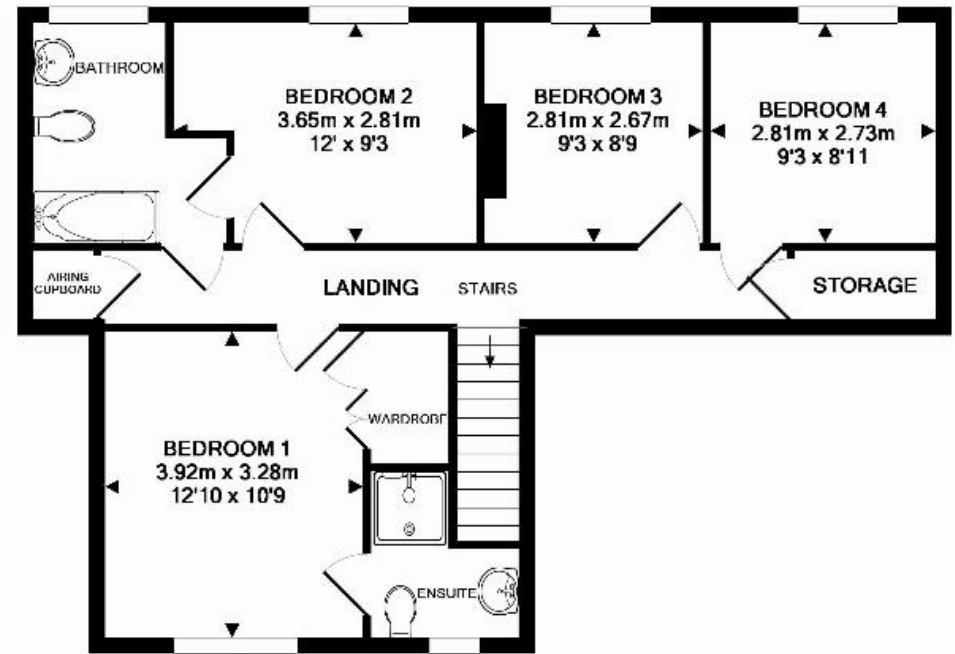
VIEWING: Strictly by prior appointment through DAVID BURR.

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GROUND FLOOR
 APPROX. FLOOR
 AREA 90.0 SQ.M.
 (969 SQ.FT.)



1ST FLOOR
 APPROX. FLOOR
 AREA 62.0 SQ.M.
 (668 SQ.FT.)

TOTAL APPROX. FLOOR AREA 152.1 SQ.M. (1637 SQ.FT.)
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