

DAVID BURR

Davador , Brettenham, IP7 7PA

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Introduction

A well-maintained four-bedroom detached bungalow occupying an attractive edge-of-village position, adjoining open farmland on three sides and set within grounds of approximately 0.75 of an acre. The property offers spacious and versatile accommodation complemented by extensive parking, a detached double garage and substantial workshop.

Davador occupies an appealing position on the edge of the Suffolk village of Brettenham, with the generous plot and surrounding countryside providing a particularly attractive sense of space and privacy.

The bungalow itself provides approximately 1,239 sq ft of well-maintained single-storey accommodation. An entrance hall provides access to the principal rooms, including a generous sitting room extending to approximately 15'0" x 14'0".

The kitchen/dining room provides ample space for both cooking and informal dining and opens into a bright conservatory measuring approximately 14'5" x 10'9". With extensive glazing overlooking the gardens, the conservatory provides an excellent additional reception space and creates a natural connection between the house and its rural surroundings.

There are four bedrooms, offering flexibility for family living, visiting guests or those wishing to create a dedicated home office. These are served by the family bathroom.

Bedrooms & Bathroom









Outside Space & Garden

The outside space is one of Davador's particular strengths. The property is approached through gates onto an extensive gravelled driveway providing secure off-road parking for numerous vehicles and access to the garaging and outbuildings.

The gardens and grounds extend in all to approximately 0.75 of an acre and provide an excellent amount of outdoor space, with substantial areas of lawn and established boundaries. Its position adjoining open agricultural land on three sides gives the property a distinctly rural feel and creates an attractive outlook across the surrounding Suffolk countryside.

For buyers requiring garaging, storage or workspace, Davador offers an unusually comprehensive range of outbuildings. There is a detached double garage, divided into two sections measuring approximately 16'2" x 8'3" and 16'2" x 12'11", together with a substantial detached workshop measuring approximately 27'10" x 19'11".

These buildings provide considerable flexibility and could appeal particularly to a car enthusiast, hobbyist, collector or anyone requiring substantial workshop and storage space, subject to any necessary consents. A greenhouse is also positioned within the grounds. Taken together, the house and outbuildings



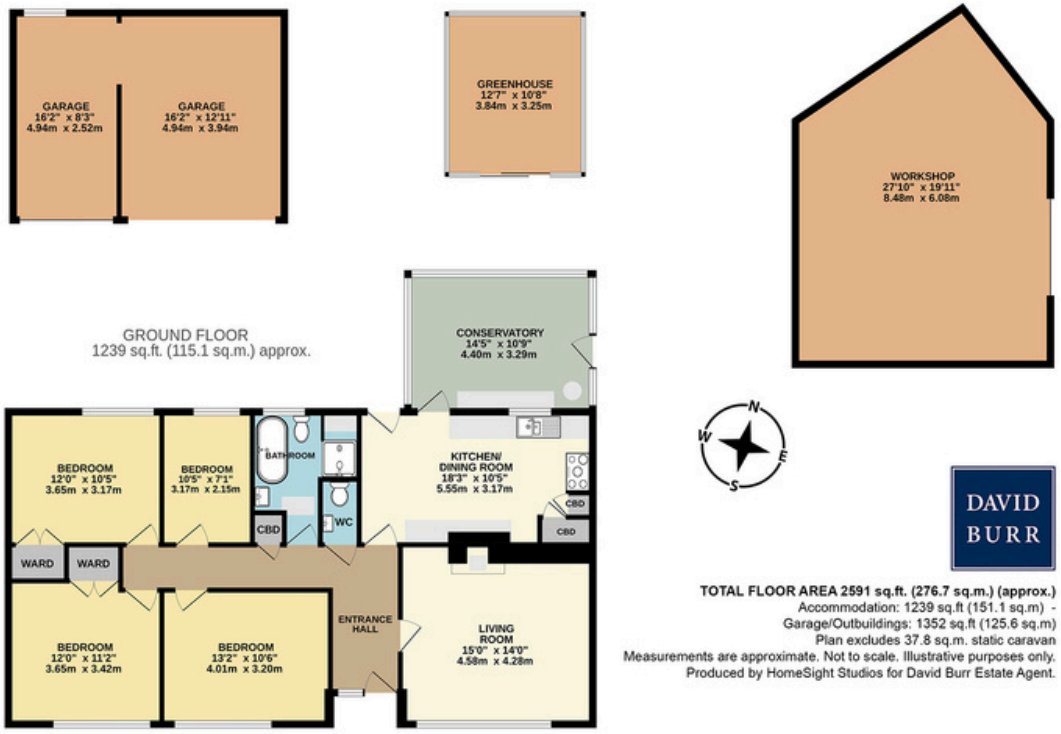


Location

Brettenham is an attractive rural Suffolk village surrounded by rolling countryside yet conveniently positioned for a number of the area's principal towns. The historic village of Lavenham is within easy reach and provides a good selection of independent shops, restaurants, cafés and everyday amenities, while the larger towns of Stowmarket and Bury St Edmunds offer more extensive shopping, recreational and educational facilities.

Stowmarket provides a mainline railway station with connections towards London Liverpool Street, Ipswich, Norwich, Cambridge and Peterborough, making the location viable for those needing access to the wider region.

Road communications are also convenient, with access to the A14, providing links east towards Ipswich and the Suffolk coast and west towards Bury St Edmunds, Cambridge and the Midlands.



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Property information

Mid Suffolk District Council - D

EPC Rating: C

Tenure: Freehold

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