



Spire Chase, Sudbury CO10 1PZ

welcome to

Spire Chase, Sudbury

Set within a no-through-road in this highly regarded location is this four bedroom detached home that offers spacious and well presented accommodation throughout including two reception rooms, study and conservatory, private garden with mature trees and is enhanced with parking and tandem garage.

Entrance Hall

Double glazed front door. Stairs rising to first floor. Radiator.

Study

Double glazed window to front aspect. Radiator.

Kitchen

Double glazed window to front aspect. Fitted kitchen with a range of matching wall and base units over areas of work surface. Sink with mixer tap set into quartz worktop. Space for appliances. Understairs cupboard. Radiator. Opening onto:

Utility Room

Double glazed door to side aspect. Door leading to dining room. Fitted with matching wall and base units over areas of work surface. Sink with mixer tap. Plumbing for washing machine. Radiator.

Cloakroom

Suite comprising low level WC and wash hand basin. Extractor fan.

Dining Room

Double glazed window to rear aspect. Double doors leading from lounge. Radiator.

Lounge

Gas fire. Double doors leading to dining room. Two radiators.

Conservatory

Double glazed windows to three aspects. Double glazed windows and french doors leading to garden. Two electric heaters.

Landing

Loft access via ladder. Airing cupboard.

Bedroom One

Double glazed window to front aspect with shutters. Built in wardrobes. Radiator.

Ensuite

Double glazed window to front aspect. Suite comprising low level WC, wash hand basin and shower cubicle. Heated towel rail, extractor fan.

Bedroom Two

Double glazed window to rear aspect. Built in wardrobe. Radiator.

Ensuite

Suite comprising low level WC, wash hand basin and shower cubicle. Heated towel rail, extractor fan.

Bedroom Three

Double glazed window to rear aspect. Built in wardrobe. Radiator.

Bedroom Four

Double glazed window to front aspect. Radiator.

Bathroom

Double glazed window to side aspect. Suite comprising low level WC, vanity wash hand basin and shower cubicle. Heated towel rail, extractor fan.

Front Garden

A driveway leads to the garage and the remainder is laid to block paving.

Rear Garden

The low maintenance rear garden commences with decked and paved seating terraces with beds to borders. Side gate access. A further patio area to the rear of the garage. Door leading to garage.





Tandem Garage

31' 8" x 8' 3" (9.65m x 2.51m)

Electric roller doors. EV charging point. Power and light connected.



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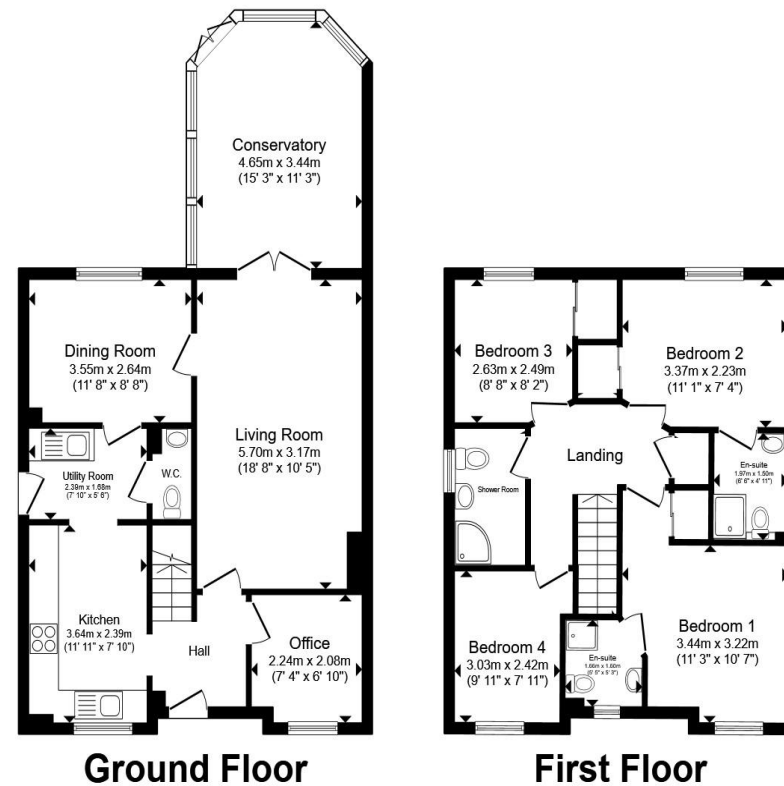
- Detached home
- Two en-suites, family bathroom and ground floor W.C
- Two reception rooms
- Study
- Conservatory

Tenure: Freehold EPC Rating: C

Council Tax Band: E

offers in excess of

£400,000



Total floor area 123.5 m² (1,329 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:
SUD111531 - 0007

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