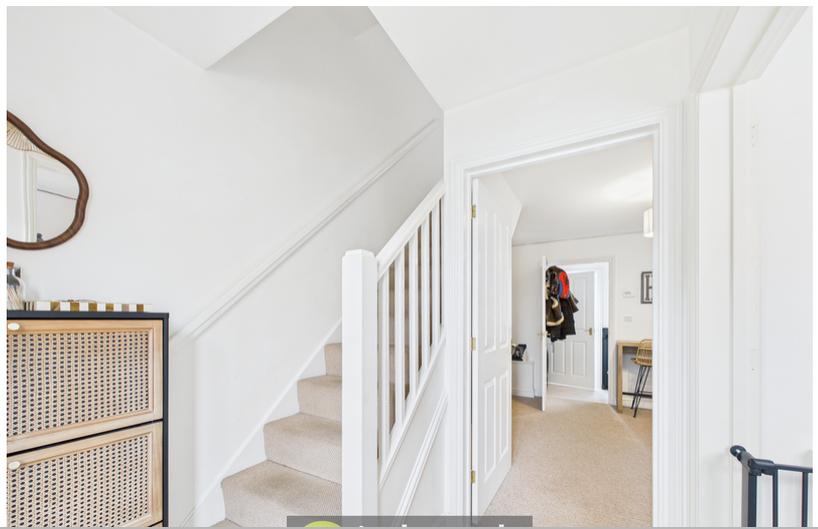




- Tucked Away Backing Onto Open Fields
- An Excellent First Time Buy Or Investment Property
- Two Bedrooms
- Fitted Kitchen
- Utility Area & Downstairs Cloakroom
- Generous Living Room & Sun Room
- One Allocated Parking Space
- Blank Canvass Garden Overlooking Fields

**Elm Grove, Tye Green, Glemsford, Sudbury, Suffolk. CO10 7RJ.**

Set within a peaceful, small close and backing directly onto open rolling fields, this two-bedroom terraced home offers an exceptional turn-key opportunity for first-time buyers, downsizers, or anyone seeking a serene village setting.



# Property Details.

## Room Measurements

### Hallway

1.83m x 1.88m (6' 0" x 6' 2")

### Kitchen



1.82m x 2.30m (6' 0" x 7' 7")

### Living Room



3.42m x 4.36m (11' 3" x 14' 4")

### Utility Area

1.10m x 1.81m (3' 7" x 5' 11")



### WC



### Sun Room



2.17m x 2.29m (7' 1" x 7' 6")

### Landing

2.60m x 1.80m (8' 6" x 5' 11")

# Property Details.

## Bedroom One



2.70m x 3.74m (8' 10" x 12' 3")

## Bedroom Two



2.61m x 2.41m (8' 7" x 7' 11")

## Bathroom



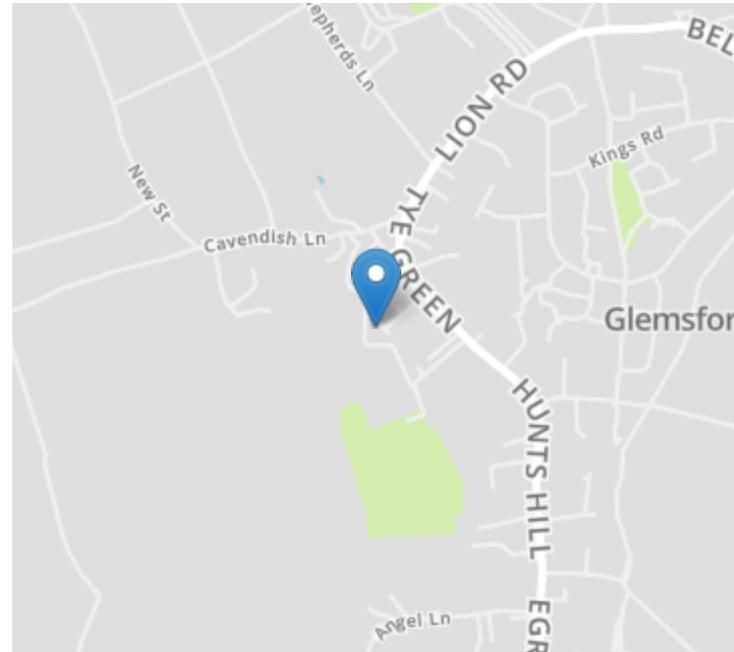
2.10m x 1.79m (6' 11" x 5' 10")

# Property Details.

## Floorplans



## Location



## Energy Ratings

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.