



## Charles Melrose Close, Bury St. Edmunds, IP28 7BA

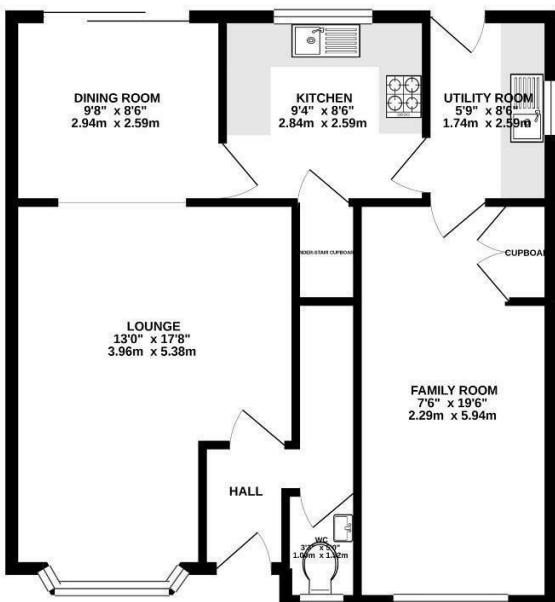
Rent - Asking Price £350,000      Deposit -

Situated in a popular and well-established residential area of Mildenhall, this impressive four-bedroom detached property offers over 1,231 sq.ft. of versatile living space, thoughtfully arranged to suit modern family life. With multiple reception rooms, generously sized bedrooms, and a flowing ground-floor layout, this home provides comfort, practicality, and room to grow.

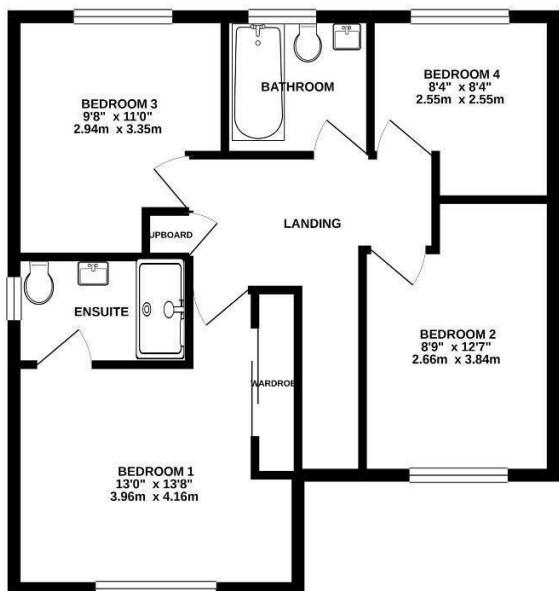
- DETATCHED 4 BEDROOM HOME
- PRIVATE EN SUITE
- LARGE KITCHEN
- EXPANSIVE FAMILY ROOM
- GROUND FLOOR WC
- THREE RECEPTION ROOMS
- MODERN FAMILY BATHROOM
- UTILITY ROOM
- OFF ROAD PARKING
- CALL SHIRES TO VIEW



GROUND FLOOR  
646 sq.ft. (60.0 sq.m.) approx.



1ST FLOOR  
585 sq.ft. (54.3 sq.m.) approx.



TOTAL FLOOR AREA : 1231 sq.ft. (114.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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