

# 2 The Grange - £1,300 PCM

Lakenheath Suffolk IP27 9BT

# shires

Estate & Letting Agents



*"Consistently providing outstanding service to our clients"*

# £1,300 PCM

## The Property

This well presented 3 bedroom home is located just minutes away from RAF bases. 2.5 bathrooms, great size living room with French doors to the enclosed garden. Garage & parking.

AGENTS NOTE: In accordance with The Property Ombudsman requirements, you are advised that a member of Shires staff (or their family members) have an interest in this property.

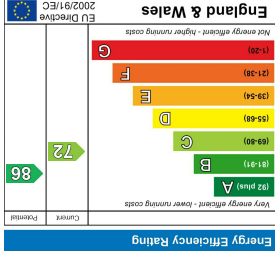
## Features

- MODERN SEMI DETACHED HOUSE
- CLOSE TO RAF LAKENHEATH
- 3 BEDROOMS
- OIL HEATING & ENERGY RATING C
- MODERN KITCHEN
- APPROXIMATE SIZE - 752 SQ FT
- FAMILY BATHROOM, EN-SUITE & CLOAKROOM
- PETS CONSIDERED - COUNCIL TAX BAND - B
- GARAGE & PARKING
- AVAILABLE MID MARCH





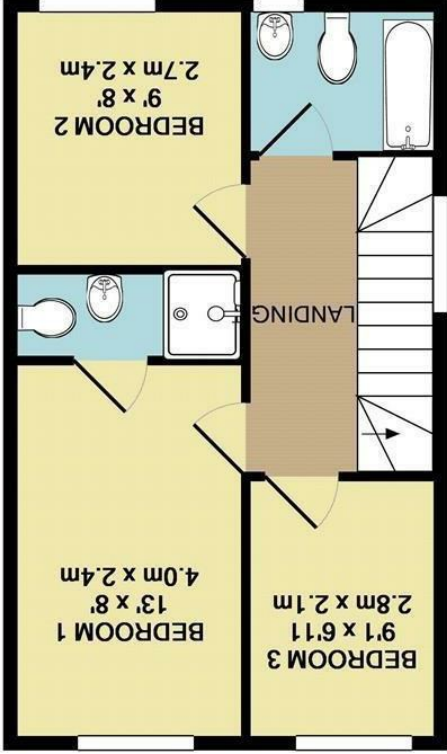
These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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1ST FLOOR  
 APPROX. FLOOR  
 AREA 367 SQ.FT.  
 (34.1 SQ.M.)



GROUND FLOOR  
 APPROX. FLOOR  
 AREA 385 SQ.FT.  
 (35.8 SQ.M.)

