

17a Wings Road - Offers In Excess Of £450,000

Lakenheath, Brandon, Suffolk IP27 9HW

shires

Estate & Letting Agents



"Consistently providing outstanding service to our clients"

Offers In Excess Of £450,000

The Property

An excellent opportunity to purchase this individually designed spacious detached four bedroom house in this sought after village. Enjoying a non estate position down a private shared lane, this 'Chain Free' home occupies a large garden plot and boasts generous accommodation throughout. Viewings are recommended.

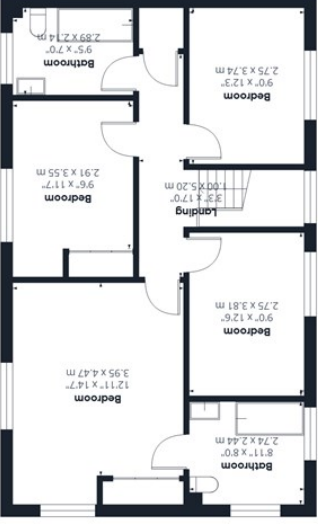
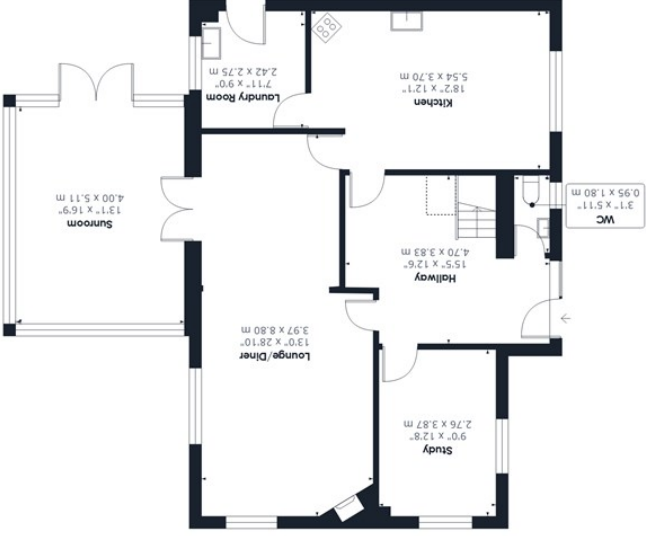
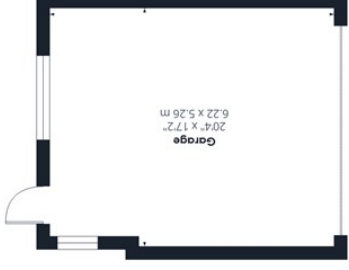
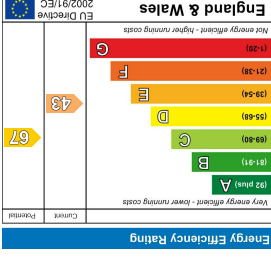
Features

- SPACIOUS FOUR-BEDROOM DETACHED FAMILY HOME
- GENEROUS PATIO GARDEN, IDEAL FOR ENTERTAINING
- VERSATILE GROUND FLOOR STUDY, POTENTIAL FOR FIFTH DOUBLE BEDROOM
- OPEN-PLAN LOUNGE AND DINING AREA
- SPACIOUS SUN ROOM WITH DOUBLE GLAZING
- WELL-APPOINTED FITTED KITCHEN WITH AMPLE STORAGE AND WORKSPACE
- PEACEFUL & QUIET SETTING
- IMPRESSIVE PRINCIPAL BEDROOM FEATURING EN-SUITE
- DESIRABLE RESIDENTIAL LOCATION
- DOUBLE GARAGE & AMPLE OFF-ROAD PARKING





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.



Approximate total area (ft ²)	Reduced headroom (ft ²)	0.6 m ²
2287	6	0.6
212.5		

(1) Excluding balconies and terraces

Reduced headroom

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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