

# oakheart

£800 Per Month

Per Month

Gainsborough Street, Sudbury





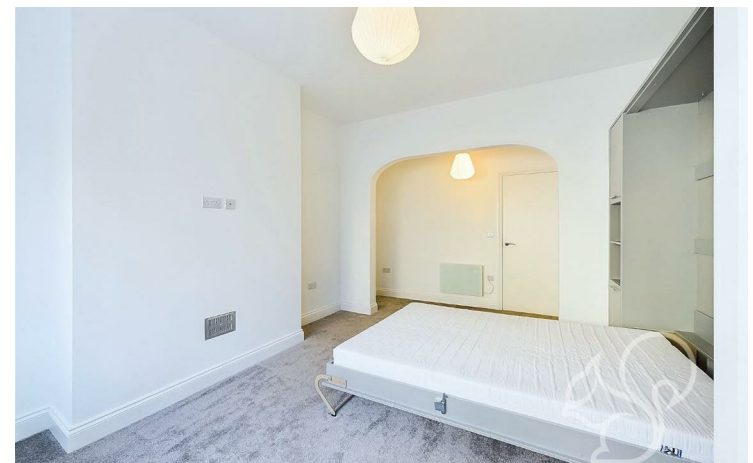
A beautifully presented studio apartment which is situated in the very heart of the historic market town of Sudbury. The property has been finished to the highest standards and has been designed with comfort and convenience in mind.

As you enter the property you are greeted with the open-plan living space. The living space features a fitted storage

unit that is complete with a Murphy bed which is of double size. The highlight of this property is undoubtedly the modern kitchen which is finished with an integrated fridge/freezer, dishwasher and washing machine. The kitchen also features a breakfast bar which offers a versatile use should you be sitting down for dinner or working from home. The property is completed with a modern bathroom with a shower over the bath.

Externally there is allocated bike storage, a parking space and communal gardens.

The property is offered unfurnished and is available from early March. Call the Oakheart lettings team for further information.



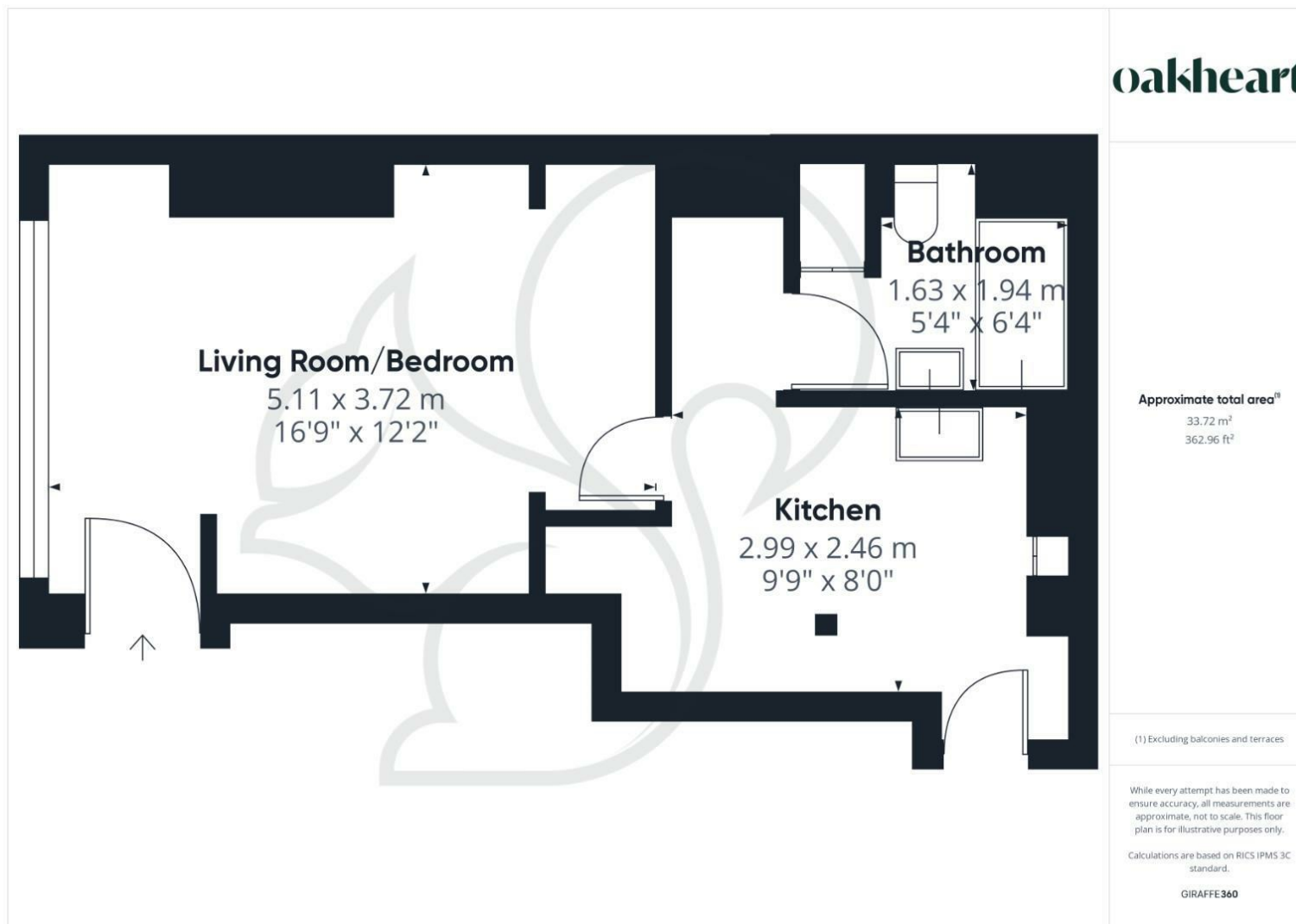













Local Authority:

Tenure:

Council Tax Band:

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	74	74
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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**oakheart**