

BUCKS

PROPERTY AGENTS



5 Cross Green, Debenham, Stowmarket, IP14 6RW

Guide Price £225,000

- Two Bedrooms
- Grade Two Listed
- Single Glazed Wooden Windows
- Stable Doors Downstairs
- No Upward Chain
- Terraced Cottage
- Character Property
- Electric Heating
- Vacant Possession
- Village Location

5 Cross Green, Stowmarket IP14 6RW

Nestled in the charming area of Cross Green, Debenham, Stowmarket, this delightful Grade II listed terraced cottage offers a unique blend of character and modern convenience. With two bedrooms and a comfortable reception room, this property is perfect for those seeking a quaint yet functional living space. The cottage features traditional single glazed wooden windows, which not only enhance its period charm but also allow for an abundance of natural light to fill the rooms. The stable doors downstairs add a touch of rustic elegance, inviting you to enjoy the picturesque surroundings. The property is equipped with electric heating, ensuring warmth and comfort throughout the seasons. The bathroom is conveniently located, providing essential amenities for everyday living. One of the standout features of this cottage is the vacant possession and the absence of an upward chain, making it an ideal choice for those looking to move in without delay.

This property is a rare find, combining historical significance with modern living, and is sure to appeal to anyone looking for a peaceful retreat in a lovely village setting. Debenham is a village within Mid Suffolk with local amenities and facilities such as post office, library, pharmacy, doctor's surgery, police and fire station, local cafes and restaurants, green grocers, butcher, bakers, newsagents, hardware shop and two local pubs. Located 10 miles from Stowmarket offering something for everyone from local, individual and traditional shops, cafes, restaurants, leisure centre, cinema, medical facilities, schools, railway station with main lines to London, Norwich, Bury St Edmunds, Cambridge and Ipswich. Whether you are a first-time buyer, a downsizer, or seeking a weekend getaway, this cottage presents an excellent opportunity to own a piece of English heritage.



Council Tax Band: B



Sitting Room

With window to front and stable door leading to front, inglenook fireplace with fuel burner, alcove, TV point, beams and electric heater.

Kitchen

With window to rear, range of high and low units, sink and drainer, tiled splashbacks, electric hob with extractor hood and fan, electric oven, integrated fridge, plumbing for washing machine, vaulted ceiling and vinyl floor.

Bedroom One

With window to front, electric heater and stairs leading to :-

Office

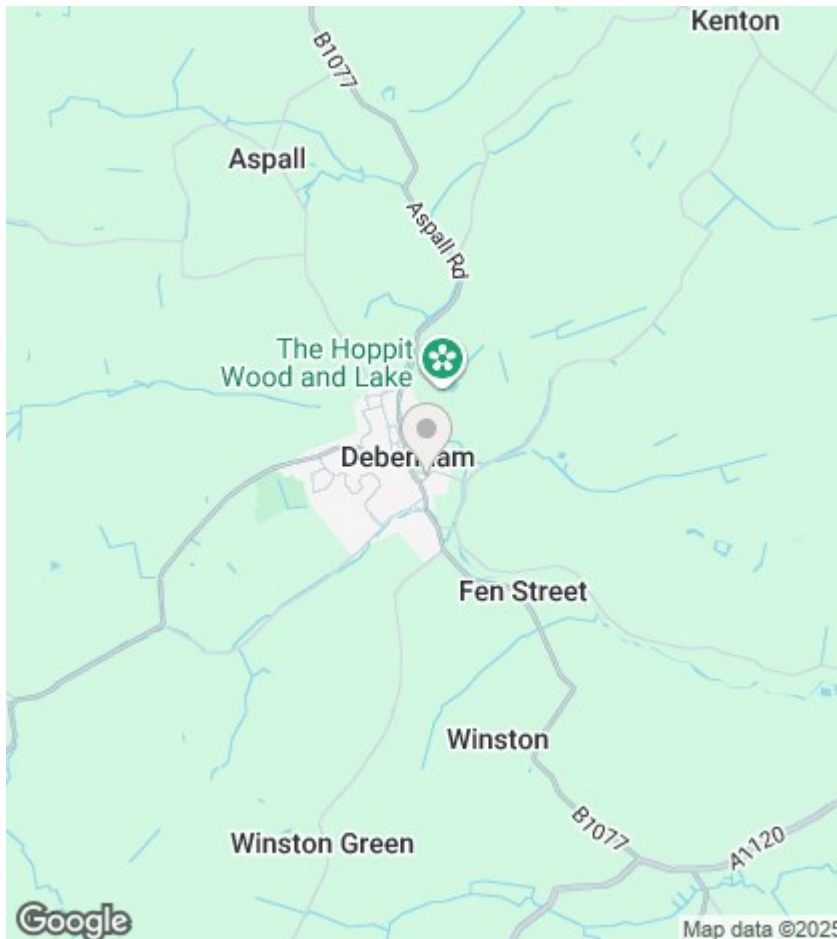
With sloping ceilings, beams and landing area.

Bathroom

With window to rear, bath with mixer tap and shower attachment, low level W/C, pedestal basin, shelved airing cupboard housing hot water tank and heated towel rail.

Outside

With steps to front door and railings with shrubs either side. To the rear of the property is a courtyard garden comprising of paving stones and access to the rear through neighbours property and this property.



Directions

Market Place, Stowmarket IP14 1DT, UK Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Continue to follow B1115 At the roundabout, take the 2nd exit onto Stowupland Rd/B1115 Go through 1 roundabout Turn left onto Church Rd/A1120 Continue to follow A1120 Turn left Turn right Turn right onto Norwich Rd/A140 Turn left Continue straight Turn left Continue onto Gracechurch St Turn right onto High St/B1077 Turn left onto Cross Grn Turn right Destination will be on the right Arrive: Cross Green, Debenham, Stowmarket IP14 6RW, UK

Viewings

Viewings by arrangement only.
Call 01449614700 to make an appointment.

EPC Rating:

E

| Energy Efficiency Rating | | |
|---|---------|-------------------------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | 78 |
| (55-68) D | | |
| (39-54) E | 41 | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | EU Directive 2002/91/EC |

