



Kytson Road

Fornham St Martin, Suffolk, IP31 1TF

Guide Price £280,000

Three-bedroom semi-detached home, offering generous living spaces, a practical layout and an appealing position overlooking a green.



Property Features

- Three-bedroom semi-detached home
- Peaceful outlook across a charming green space
- Spacious living areas including open kitchen–diner
- Convenient ground-floor WC and first-floor bathroom
- Front and rear gardens perfect for outdoor enjoyment
- Garage, workshop and off-road parking
- Well-designed layout with generous rooms throughout
- Excellent access to Bury St Edmunds and major trunk roads
- uPVC double glazing & Gas central heating
- Must View!

FULL DESCRIPTION

Located in the sought-after village of Fornham St Martin on the outskirts of town, this home enjoys the charm of village living while remaining superbly connected. With easy access to Bury St Edmunds and major road links to surrounding towns, residents benefit from a blend of countryside calm and urban convenience. Local amenities, scenic walks and a strong community feel enhance the appeal of this development.

On the ground floor, the property welcomes you with a

spacious entrance hall leading to a convenient WC and a bright, airy living room. The dining room flows effortlessly into the kitchen, creating a sociable and practical space ideal for family life and entertaining.

Upstairs, the landing provides access to all three bedrooms—two generous doubles and a comfortable third bedroom—alongside a family bathroom. Each room is designed with functionality in mind, offering flexibility for sleeping, working or guest accommodation.

Externally, the home offers front and rear gardens that wrap around the property, providing wonderful spaces for relaxation, gardening or outdoor dining. A garage and workshop sit to the rear, adding valuable storage and hobby space, with further off-road parking available.

The home also sits within reach of reputable local schools, making it an appealing choice for families seeking strong education options.

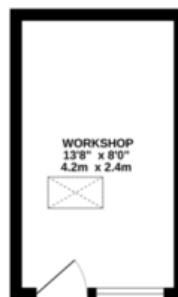
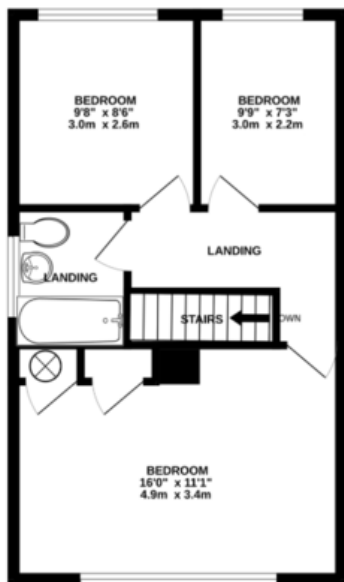
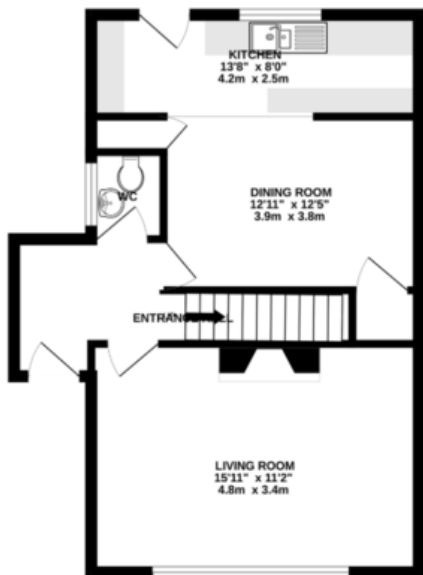
Tenure: Freehold

Council Tax Band: C - West Suffolk

Services: Mains Gas, Water & Electric







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.
Made with Metropix ©2025

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Jackson & Co Bury St
Edmunds

www.jacksonandcocooversuffolk.co.uk
contact@jackson-ps.co.uk
 01284 598 030

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