



Jackson & Co



## Peachey Close

Bury St Edmunds, Suffolk, IP32 6GT

Guide Price £339,995

**\*\*UP TO 5% CASHBACK OR CONTRIBUTION TOWARDS YOUR DEPOSIT!\*\*** - Situated in the desirable and contemporary Marham Park Development on Peachey Close, this new build, three-bedroom semi-detached home boasts an airy ambiance, featuring a spacious living room with bay front, a well-appointed Kitchen / Dining Room with double doors leading to the rear garden. This home is perfect for that next step on the ladder, first time buy or savvy investment.



# Property Features

- Brand new build property in a sought-after location
- Easy access to the A14, ensuring convenient commuting
- Three spacious bedrooms offering ample living space
- Peace of mind with a 10-year NHBC Buildmark policy
- Open plan kitchen & dining with separate living room
- Master bedroom with en suite
- Highly regarded and award winning developer
- \*\*Pay no agent fees if you have a home to sell with Assisted Move\*\*
- Parking for two cars - electric car charger
- \*\*UP TO 5% CASHBACK OR CONTRIBUTION TOWARDS YOUR DEPOSIT!\*\*

## FULL DESCRIPTION

The ground floor welcomes you with an inviting entrance hall leading to a convenient WC, a generously proportioned living room bathed in natural light, a modern kitchen / dining room equipped with top of the range fixtures and fittings, benefitting from integrated appliances, seamlessly connected to the garden by double doors, perfect for indoor-outdoor living. Ascending to the first floor, you'll discover the master bedroom complete with an en suite bathroom, along with two additional bedrooms and a family bathroom, providing ample space for comfortable living.

Outside, the property boasts a charming exterior with a shrub area and a path guiding you to the front door, while the garden offers a mix of patio and lawn areas, complemented by a wooden shed for added storage. Parking for this property is located to the right hand side of the property where you'll find two allocated

parking spaces and a visitors space.

The property falls within the catchment area of reputable schools, making it an ideal choice for families seeking quality education for their children.

### MEASUREMENTS:

Kitchen / Dining Room - 5.455m x 3.050m (17'11" x 10'0")

Living room - 5.364m (inc. bay) x 3.216m (17'7" (inc. bay) x 10'7")

Cloakroom -1.895m x 0.951m (6'3" x 3'1")

Bedroom 1 - 3.402m x 3.019m (11'2" x 9'11")

Bedroom 1 en suite - 2.445m x 1.195m (8'0" x 3'11")

Bedroom 2 - 3.495m x 3.402m (max) (11'6" x 11'2" (max))

Bedroom 3 - 3.040 x 2.474m (10'0" x 8'1")

Bathroom -1.965m x 1.957m (6'5" x 6'5")

Tenure: Freehold

Local Authority: West Suffolk

Council Tax Band: TBC

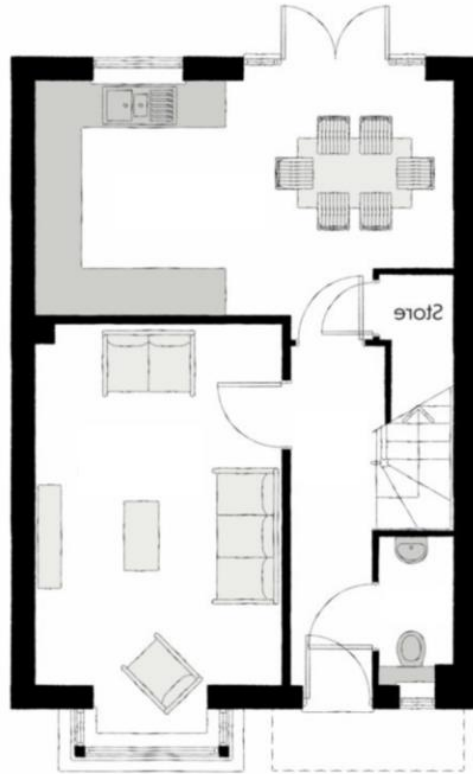
Services: Mains Gas, Electric & Water

Estate management charge: £250 PA (Estimated)

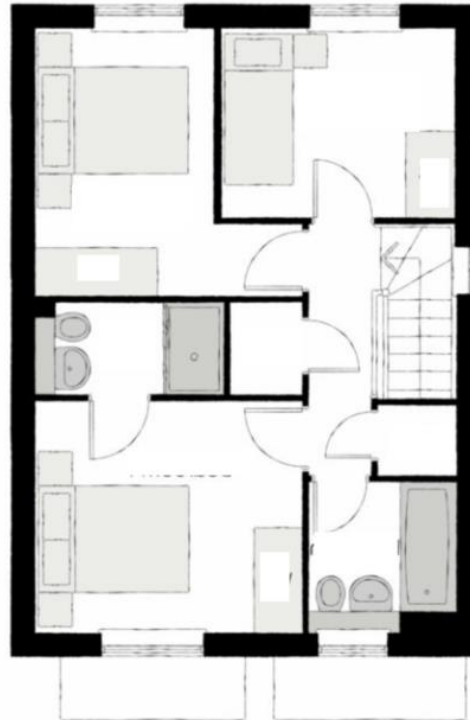




# Ground Floor



# First Floor



Jackson & Co Bury St  
Edmunds

[www.jacksonandcoveeringsuffolk.co.uk](http://www.jacksonandcoveeringsuffolk.co.uk)  
[contact@jackson-ps.co.uk](mailto: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