



11 Devon Close
Bury St Edmunds
Suffolk
IP32 6LU

Offers in Excess of £205,000

bettermove

Devon Close

Bury St Edmunds

Bettermove are proud to present this 2 bedroom terraced house in Bury St Edmunds.

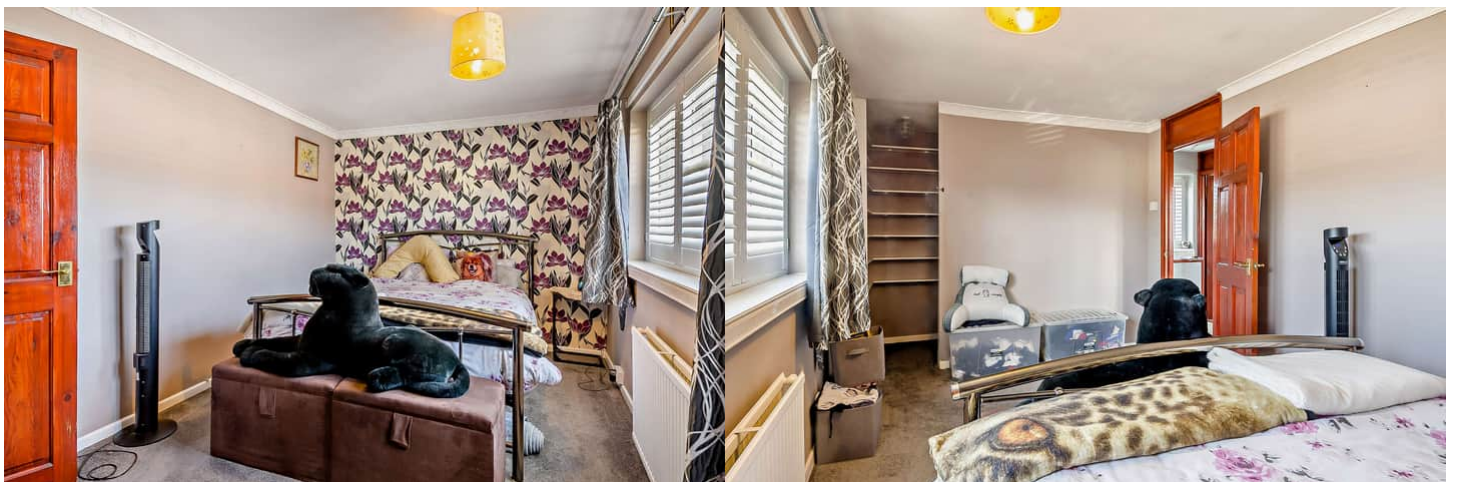
The property benefits from double glazing, and gas central heating throughout, with off street parking available via the driveway.

The council tax band is B.

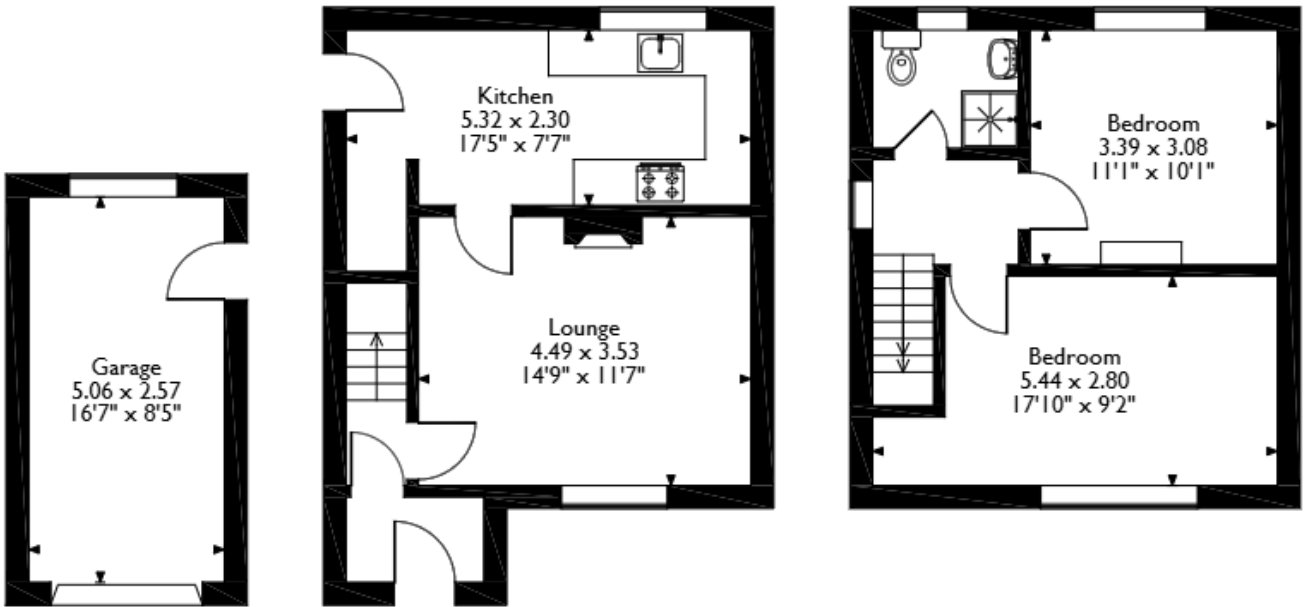
The interior of this well-presented property comprises a spacious living room and fitted kitchen on the ground floor. The first floor consists of two bedrooms and a shower room. The exterior boasts a beautiful private rear garden, patio area, two sheds and a useful garage with power and lighting. The property also benefits from a purpose-built outbuilding with electricity and heating, offering excellent potential for a home office or additional workspace.

Located in the popular town of Bury St Edmunds, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and schools. Excellent transport connections can be found from Bury St Edmunds train station, a variety of local bus routes, and quick access to the A14.

This exciting opportunity should not be missed. All enquiries can be made through Bettermove.



Devon Close, Bury St. Edmunds, Suffolk
Approximate Gross Internal Area
Main House = 66 Sq M/710 Sq Ft
Garage = 13 Sq M/140 Sq Ft
Total = 79 Sq M/850 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	65	80
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	62	76
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		
	EU Directive 2002/91/EC	



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