



Peggles The Green, Depden

Minors & Brady



Peggles The Green

Depden, Bury St. Edmunds

A charming detached village home overlooking one of Suffolk's most impressive greens. Enjoying a picturesque semi-rural setting in the heart of Depden, this beautifully maintained residence offers a wonderful blend of character, space and modern practicality. The property has been thoughtfully updated and extended over the years, providing versatile accommodation perfectly suited to family life. Beautifully established south-facing gardens, multiple reception areas and a stunning shaker-style kitchen with granite worktops ensure there is space for both everyday living and entertaining. Positioned within a peaceful rural community yet within easy reach of Bury St Edmunds, this is a rare opportunity to enjoy countryside living without compromise. Homes in such an enviable setting seldom become available, making this a truly special offering.

- Detached family home overlooking Depden's historic village green
- Peaceful semi-rural setting with countryside surroundings throughout
- Beautifully maintained and thoughtfully updated accommodation throughout
- Spacious dual-aspect sitting room with feature fireplace focal point
- Separate dining room opening directly onto the garden terrace
- Stylish shaker kitchen with granite worktops and central island
- Versatile snug, family room and adjoining garden room spaces
- Three generous double bedrooms including an en-suite principal bedroom
- South-facing gardens with summer house, pergola and greenhouse
- Driveway parking and integral garage with utility area included



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The Location

Depden is a charming and highly regarded Suffolk village, offering an idyllic rural lifestyle surrounded by open countryside and rolling farmland.

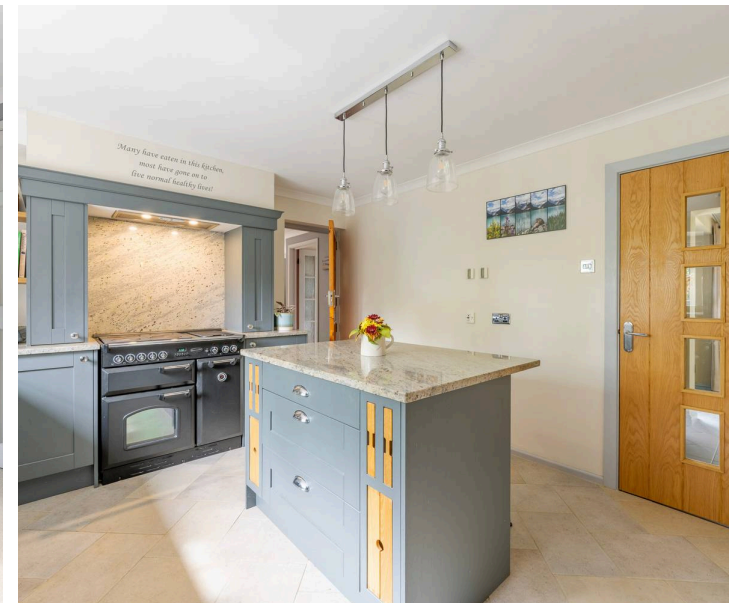
Located approximately seven miles south-west of the historic market town of Bury St Edmunds, residents enjoy the perfect balance of peaceful village living whilst remaining within easy reach of a wide range of amenities, shopping facilities, restaurants, leisure attractions and transport links.

One of Depden's most distinctive features is its impressive village green, which extends to over 40 acres and is believed to be one of the largest greens in England. The strong sense of community and picturesque surroundings make it particularly appealing to those seeking a quieter pace of life.

Steeped in history, Depden dates back to Saxon times and appears in the Domesday Book as "Depdana", despite sitting at one of Suffolk's highest points. The village's historic character remains evident today, with the beautiful Church of St Mary, parts of which date back to the 12th century. Unusually located around half a mile from the main village settlement, the church can only be accessed on foot, adding to its unique charm and rural appeal.

For day-to-day needs, nearby villages and the market town of Clare offer local services, while Bury St Edmunds provides a comprehensive range of supermarkets, independent boutiques, schools, healthcare facilities and cultural attractions.

The surrounding area is particularly well suited to those who enjoy the outdoors, with miles of countryside walks, bridleways and cycling routes readily accessible. Despite its peaceful setting, Depden remains well connected, with convenient road links via the A143 and A134 providing straightforward access to Bury St Edmunds, Sudbury, Newmarket and beyond.



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The Green, Depden

Occupying a picturesque semi-rural setting overlooking the beautiful village green, this substantial detached residence offers a rare opportunity to acquire an individual family home in one of Suffolk's most peaceful and desirable village locations. Lovingly owned for many years, the property has been thoughtfully extended, updated and maintained, resulting in a versatile home that combines character, comfort and practicality.

Set back from a quiet no-through lane, the property enjoys an attractive position screened by mature trees, shrubs and established planting, creating an immediate sense of privacy and kerb appeal. The surrounding greenery and views towards the village green provide a wonderful backdrop, perfectly complementing the home's countryside surroundings.

Upon entering, a welcoming entrance hall provides access to the principal accommodation and sets the tone for the spacious interiors beyond. The main sitting room is a charming and inviting space, benefiting from a dual-aspect outlook that fills the room with natural light throughout the day. A striking exposed red-brick chimney breast creates a focal point, complete with a wood-effect electric stove and traditional pamment hearth, adding warmth and character.

Flowing naturally from the sitting room is the dining room, providing an excellent setting for both family meals and entertaining guests. Patio doors open directly onto the rear terrace, creating a seamless connection between the indoor and outdoor living spaces.



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The heart of the home is undoubtedly the beautifully appointed kitchen, fitted with an attractive range of shaker-style cabinetry and complemented by quality granite worktops. A central island with breakfast bar creates a sociable focal point, while a dedicated larder and hot beverage station provide excellent storage and practicality. There is space for a range-style cooker and additional appliances, making the kitchen as functional as it is stylish. Underfloor heating enhances comfort within this space, ensuring it remains welcoming throughout the seasons.

Adjacent to the kitchen is a versatile snug or family room, offering flexibility to suit a variety of lifestyles. Whether utilised as a cosy sitting area, playroom or home office, this additional reception space adds tremendous versatility. This room also provides access to a delightful garden room, where exposed brickwork, tiled flooring and views across the south-facing gardens create a bright and relaxing space to enjoy throughout the year.

Further practicality is provided by the adjoining garage, which incorporates a useful utility area with plumbing for appliances, storage space and direct access to the garden.

To the first floor, the generous accommodation continues with three well-proportioned double bedrooms. The principal bedroom enjoys lovely views across the gardens and benefits from its own en-suite shower room. The remaining bedrooms are equally comfortable and both benefit from useful built-in storage, making the home particularly well suited to family living.



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Outside, the gardens are a true highlight. Enjoying a desirable southerly aspect, they have been thoughtfully established and lovingly maintained over the years. A spacious terrace immediately adjoins the rear of the property, providing an ideal setting for outdoor dining and entertaining.

Beyond, expansive lawned areas are interspersed with mature trees, colourful shrubs, established hedging and a variety of specimen planting, creating a beautiful and private environment to enjoy throughout the seasons. A summer house, greenhouse, pergola and garden shed further enhance the appeal of this wonderful outdoor space.

Agent's Note

This property will be sold freehold and connected to mains water, electricity, oil-fired heating and septic tank.



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Ground Floor
Approx. 1369.7 sq. feet



First Floor
Approx. 573.4 sq. feet



Total area: approx. 1943.1 sq. feet

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.

Plan produced using PlanUp.

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