

Fir Tree Lane, Haughley, Stowmarket



- SEMI-DETACHED FAMILY HOME
- OFF STREET PARKING FOR MULTIPLE VEHICLES
- SPACIOUS LIVING AREA
- UTILITY ROOM
- THREE DOUBLE BEDROOMS
- GROUND & FIRST FLOOR BATHROOMS
- KITCHEN/DINING ROOM
- DOUBLE GLAZING THROUGHOUT

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THREE BEDROOM SEMI-DETACHED HOME. Marks & Mann are excited to bring to market this well presented family home, it has three double bedrooms, first floor shower room, ground floor bathroom and modern living spaces as well as an enclosed rear garden and off street parking. Located in a sought after area, it is close to local amenities and has convenient travel links such as the A12.

£300,000 Offers in Excess of

Fir Tree Lane, Haughley, Stowmarket

Porch

Skimmed ceiling, spotlighting and wood effect flooring.

Kitchen

Skimmed ceiling, spotlighting, front aspect UPVC double glazed window, rear aspect UPVC double glazed window, radiator and wood effect flooring. Kitchen consists of a range of base and eye level units with integrated sink drainer, extraction unit and space for a washing machine, fridge freezer, dishwasher and cooker.

Utility Room

Skimmed ceiling spotlighting, side aspect UPVC double glazed window and door, radiator and wood effect flooring, space for tumble dryer and undercounter fridge.

Hallway

Skimmed ceiling, spotlighting, side aspect UPVC double glazed window, radiator carpeted stairs leading to the first floor, and wooden flooring.

Lounge

Skimmed ceiling, spotlighting, two front aspect UPVC double glazed windows, side aspect UPVC double glazed French doors, two radiators and carpeted flooring.

Bedroom Three/Home Office

Skimmed ceiling, spotlighting, rear aspect UPVC double glazed window and French doors, radiator and carpeted flooring.

Ground Floor Bathroom

Skimmed ceiling, overhead lighting, rear aspect UPVC double glazed obscured window, radiator, heated towel rack and tiled flooring.

Landing

Vaulted skimmed ceiling, overhead lighting, side aspect UPVC double glazed window, radiator, storage cupboard and carpeted flooring.

Bedroom One

Partially vaulted skimmed ceiling, spotlighting, loft access hatch, side aspect UPVC double glazed window, radiator and carpeted flooring.

Bedroom Two

Skimmed ceiling, spotlighting, side aspect UPVC double glazed window, radiator, fireplace and carpeted flooring.

Shower Room

Three piece shower room with vaulted skimmed ceiling, spotlighting, floor to ceiling tiling, radiator, under-sink storage and tiled flooring.

Rear Garden

Patio area, external tap and plug points, oil tank, with the rest laid to lawn with flowerbeds either side, a picket fence separates the garden into 2 spaces, 2 sheds to remain.

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Disclaimer

In accordance with Consumer Protection from Unfair Trading Regulations, Marks and Mann Estate Agents have prepared these sales particulars as a general guide only. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct but any intending purchaser should satisfy themselves by inspection, searches, enquiries and survey as to the correctness of each statement. No statement in these particulars is to be relied upon as a statement or representation of fact. Any areas, measurements or distances are only approximate.

Money Laundering Regulations

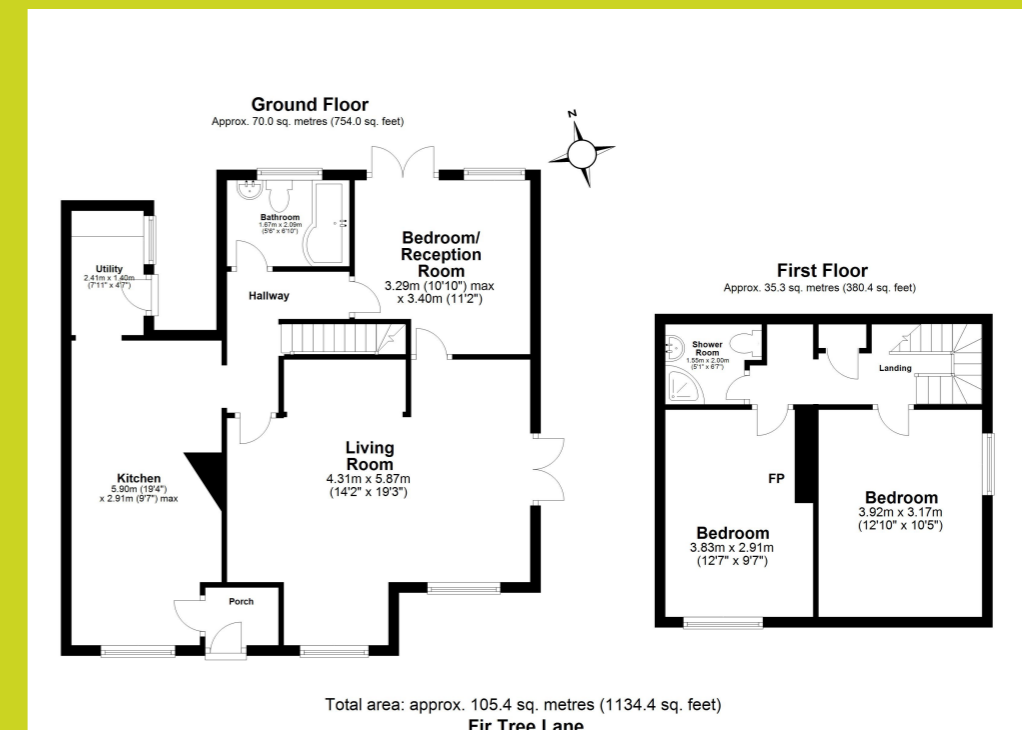
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

School Admissions

To verify the school catchment area contact Suffolk County Council on 0845 600 0981. Purchasing a house in a certain area doesn't automatically guarantee a place at a school within the catchment area.

Council Tax Band

At the time of instruction the council tax band for this property is band B.



The above floor plans are not to scale and are shown for indication purposes only.

