

Haughley Green, Stowmarket



MARKS & MANN



- SPACIOUS DETACHED FOUR-BEDROOM HOUSE
- SITTING ROOM WITH MULTI-FUEL BURNING STOVE
- UTILITY /GROUND FLOOR SHOWER ROOM
- GARDEN ROOM
- SEALED UNIT DOUBLE GLAZING
- DETACHED DOUBLE GARAGE AND DRIVEWAY
- HIGH QUALITY FITTED KITCHEN
- EN-SUITE FACILITIES TO THE PRINCIPAL BEDROOM
- GOOD SIZE PRIVATE GARDENS
- OIL FIRED RADIATOR HEATING

Haughley Green, Stowmarket

A beautifully presented detached four-bedroom house providing spacious living accommodation including entrance hall, sitting room with multi-fuel burning stove, high quality fitted kitchen with some integrated appliances and an 'island' unit, garden room, utility/shower room, en-suite facilities to the principal bedroom and an additional first floor bathroom together with a detached double garage and driveway providing ample parking, all occupying good size private gardens in this popular hamlet approximately 5 miles to the north of Stowmarket.

Haughley Green is a popular hamlet located approximately two miles from the village of Haughley which benefits from a good range of facilities and amenities including a post office, veterinary surgeons, a Co-op store, hairdressers, second-hand furniture shop and an Indian restaurant. The nearby market town of Stowmarket provides a wide range of leisure and retail facilities together with main line rail links with London's Liverpool Street Station and fast access to the A14 trunk road.

The property benefits from oil fired radiator heating and sealed unit double glazing.

The accommodation is as follows,

£550,000 Offers in Excess of

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Ground Floor

Entrance Hall

Double glazed door and windows to front. Doors to kitchen/dining room and inner hall. Solid oak flooring, two radiators.

Kitchen/Dining Room

4.34m x 6.23m (14' 3" x 20' 5")
Double glazed French doors and windows to rear. Double glazed window to front. Door to utility/ground floor shower room. Range of marble effect 'Corian' work surfaces with matching upstands incorporating substantial 'island' unit with cupboards and drawers under. Inset sink. Integrated range style oven with induction hob and extractor over. Integrated dishwasher. Full height storage unit. Space and plumbing for fridge/freezer. Solid oak flooring. Radiator. Shelved airing cupboard.

Utility/Ground Floor Shower Room

1.30m x 2.87m (4' 3" x 9' 5")
Double glazed window to side. Range of work surface with space and plumbing beneath for washing machine. Floor mounted oil-fired boiler. Low level W.C. Wash basin with storage beneath. Tiled shower enclosure with chrome fittings incorporating monsoon showerhead. Tiled floor. Radiator.

Inner Hall

2.07m x 2.98m (6' 9" x 9' 9")
Double glazed windows to rear. Door to sitting room. Staircase to first floor. Understairs storage cupboard.

Sitting Room

4.34m x 6.23m (14' 3" x 20' 5")
Double glazed windows to front and side. Glazed double doors to the garden room. Slate hearth with multi-fuel burning stove. Two radiators.

Garden Room

3.21m x 3.44m (10' 6" x 11' 3")
Vaulted ceiling with exposed oak work. Double glazed French doors and windows to rear. Radiator.

First Floor

Landing

Galleried. Double glazed windows to rear. Doors to bedrooms and bathroom. Access to roof space.

Bedroom One

3.26m x 4.52m (10' 8" x 14' 10")
Double glazed windows to front and side. Door to en-suite shower room. Built in double wardrobe. Radiator.

En-suite Shower Room

Velux roof light to rear. Low level W.C. Pedestal wash basin. Tiled shower enclosure with chrome fittings incorporating monsoon showerhead. Door to roof storage. Part tiled walls. Tiled floor. Heated towel rail.

Bedroom Two

2.75m x 4.24m (9' 0" x 13' 11")
Double glazed window and 'Velux' rooflight to rear. Built in double wardrobe. Radiator.

Bedroom Three

3.26m x 3.53m (10' 8" x 11' 7")
Double glazed window to front. Built in double wardrobe. Radiator.

Bedroom Four

2.29m x 2.79m (7' 6" x 9' 2")
Double glazed windows to front. Radiator.

Bathroom

1.96m x 2.76m (6' 5" x 9' 1")
'Velux' rooflight to rear. Low level W.C. Pedestal wash basin. Panelled bath. Part tiled walls. Vinyl flooring. Radiator.

Outside

Garage and Driveway

Detached double garage. Two up & over doors. Personnel door to rear garden. Light and power connected. The garage is approached via a brick paved driveway providing ample parking for four/five vehicles.

Gardens

To the front and adjacent to the driveway is an area of lawn with mature flower and shrubs and bounded by picket fence and beech hedge. Footpaths to either side of the property provide access via pedestrian gates to the rear gardens.

To the rear the gardens comprise a substantial decked seating area which leads to the formal gardens which are laid to lawn with mature shrubs bounded by a mixture of natural hedge and fencing.

Disclaimer

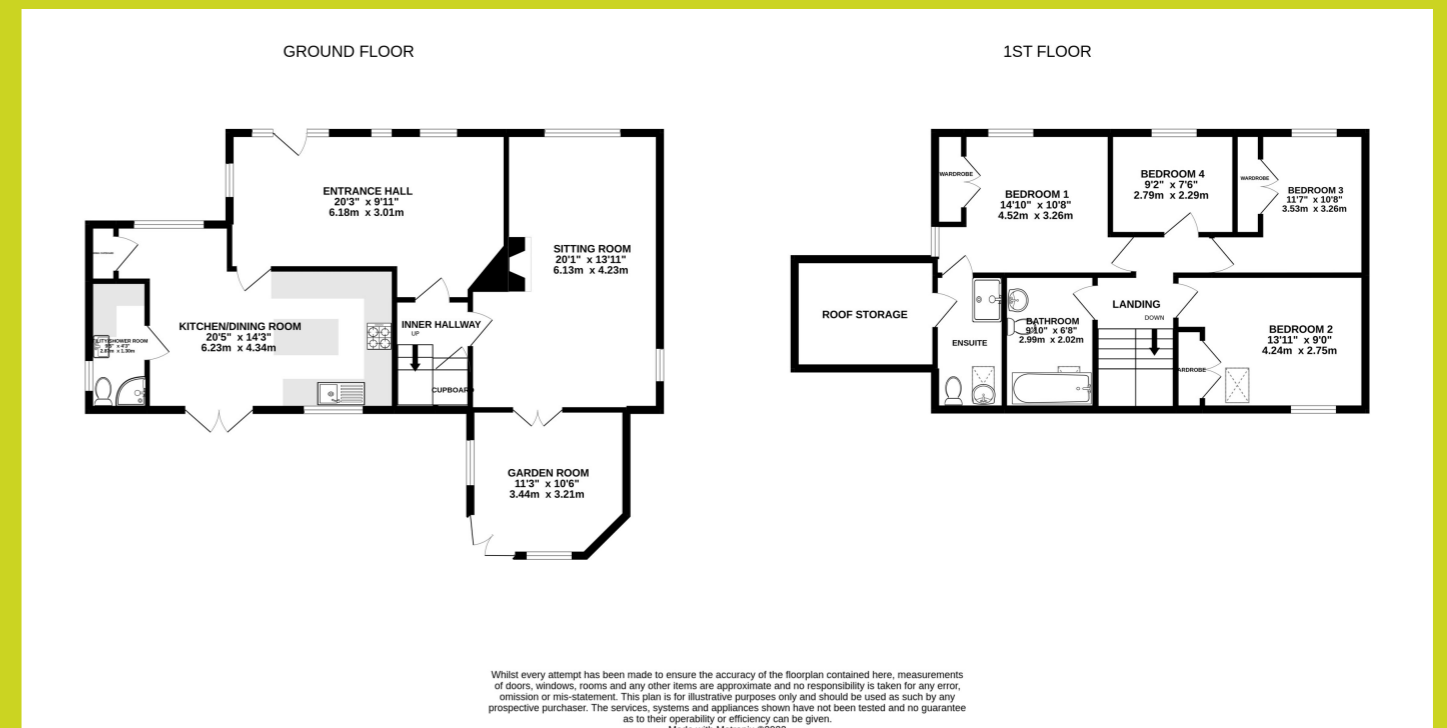
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Money Laundering Regulations

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Council Tax Band

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



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

