

Wayside Close, Stowmarket



- OFF ROAD PARKING FOR MULTIPLE VEHICLES
- AMENITIES WITHIN WALKING DISTANCE
- CUL DE SAC LOCATION

- EASY A14 ACCESS
- RAILWAY STATION NEARBY WITH LINK TO IPSWICH, WITH AN ONWARD DIRECT LINK TO LONDON LIVERPOOL STREET
- COMBS FORD AREA IN STOWMARKET

MARKS & MANN

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MARKS & MANN



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Marks & Mann are pleased to bring to market this very well presented THREE BEDROOM Semi-detached house with driveway and single garage. Has been decorated throughout with modern décor. Two double bedrooms that have been carpeted throughout, single third bedroom or office space with hard wood flooring, freshly modernised bathroom. Good size enclosed and tiered rear garden with laid to lawn area and patio, gas central heating with yearly serviced boiler. EARLY VIEWING HIGHLY RECOMMENDED!!!

£270,000 Guide Price

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Lounge

4.86m x 3.05m (15' 11" x 10' 0")
A modern, very well presented space that has been carpeted throughout.
Has a neutral decor as well

Kitchen

4.86m x 1.96m (15' 11" x 6' 5")
The kitchen comes with ample storage space as well as counter top space.
Has room for all the necessary white goods as well as having access down
the side of the property.

Dining Room

4.70m x 2.21m (15' 5" x 7' 3")
A good sized room with double doors that have access into the rear garden.
Has open planned access into both kitchen and lounge area giving the
property a really good flow

Bathroom

2.50m x 2.32m (8' 2" x 7' 7")
A modern four-piece suite that has tiled flooring and walls. Has a heated
towel rail as well.

Bedroom 1

4.10m x 3.00m (13' 5" x 9' 10")
A very good sized double bedroom. Has a large widnow that allows for
natural light to enter the room as well as giving a nice outlook over the rear
garden. Carpeted throughout.

Bedroom 2

4.13m x 3.00m (13' 7" x 9' 10")
Another large double bedroom with carpet throughout. Ample space for
storage units and has a neutral decor.

Bedroom 3

3.18m x 2.10m (10' 5" x 6' 11")
A good sized single bedroom currently laid out as an office space. Hard wood
flooring throughout with an outlook over the rear garden through the
window.

Important Information

Tenure – Freehold.
Services – we understand that mains gas, electricity, water and drainage are
connected to the property.
Council tax band B.
EPC rating D.
Our ref: JS.

Directions

Using a SatNav, please use IP14 2DY as the point of destination.

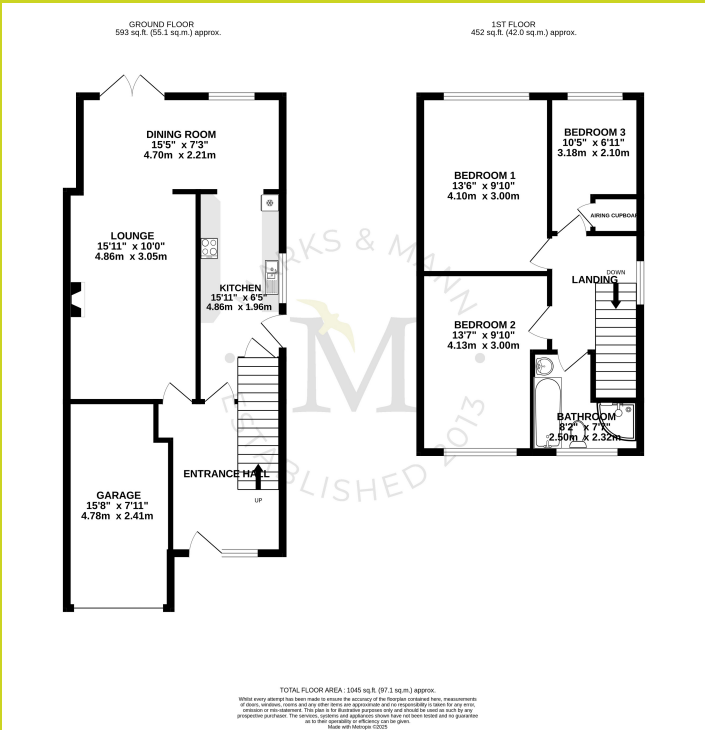
Disclaimer

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.

Anti 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.

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

