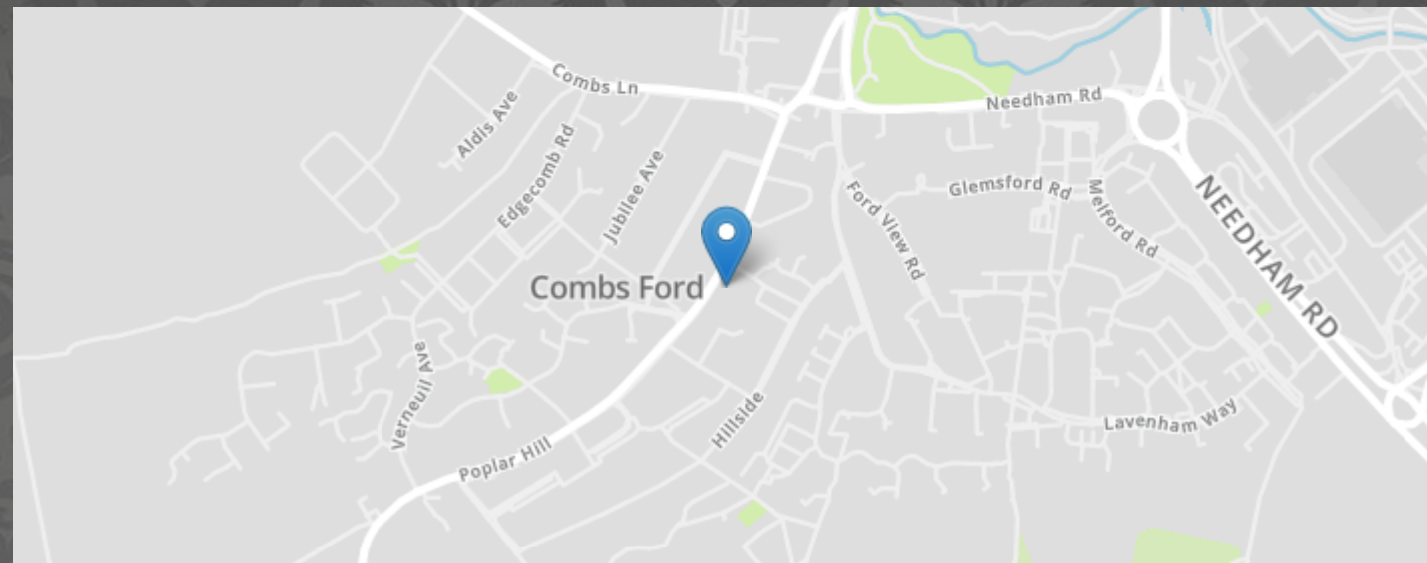


## Poplar Hill, Stowmarket



- SITTING/DINING ROOM
- UTILITY ROOM
- MODERNISED THROUGHOUT
- NEW KITCHEN
- NEW ELECTRICS
- FIITTED KITCHEN
- DETACHED GARAGE & OFF ROAD PARKING
- NEW FLOORING
- NEW BATHROOM AND EN-SUITE
- NEW HEATING SYSTEM

# MARKS & MANN

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# MARKS & MANN



## Poplar Hill, Stowmarket

\*\*\*NO ONWARD CHAIN\*\*\*

This LARGE CORNER PLOT semi-detached house has been MODERNISED THROUGHOUT, offering THREE DOUBLE BEDROOMS, EN-SUITE to the primary, ground floor family bathroom, fitted STYLISH KITCHEN, UTILITY room and open plan reception/diner with sliding doors to the rear garden. This property has a good size laid to lawn front garden and patio rear garden with large outbuildings which would need updating. This house offers a large shingle driveway and single garage which is currently being used for storage. There is huge potential to extend (STP) or convert one of the outbuildings (STP) if desired.

**£325,000 Guide Price**



Poplar Hill, Stowmarket

Ground Floor

Entrance Hallway

Double glazed door to front. Glazed door to entrance hall. Door to ground floor shower room. Fitted carpet.

Bathroom

Well presented and NEW three piece suite to include p shaped bath with overhead shower, WC and wash basin. Fully tiled surrounding the shower, neutral décor and tiled flooring. Double glazed frosted window to the front aspect. Extractor fan. Towel radiator.

Reception/Dining

Spacious and modern reception/dining room with LVT herringbone flooring and neutral decor. The room is filled with natural light with a double glazed window to the left rear aspect and double glazed sliding doors to the right rear aspect. There is a featured open fireplace which currently houses a log burner. Skimmed ceilings. Radiator.

Kitchen

Beautifully presented NEW kitchen with LVT herringbone flooring and neutral décor. The kitchen offers floor and overhead units with worktops and sage tile splashbacks. The kitchen features a two seat breakfast island with storage. Integrated eye level AEG double oven and separate electric induction hob with overhead extractor fan. Inset spotlights throughout. Understairs storage cupboard. Radiator. Double glazed window to the front aspect.

Utility Room

Good size utility room with LVT herringbone flooring and worktop space. There is space and plumbing for a washing machine and dryer and additional storage shelves have been added. Double glazed windows providing dual aspect views and natural light flows throughout. Stable style door leading to the front of the property.

First Floor

Landing

Double glazed window to front aspect. Doors to bedrooms. Shelved

airing cupboard. Additional Storage Cupboard. Access to loft.

Bedroom One

The main bedroom is spacious and modern with a feature wall to the side. Curved skimmed ceilings, double glazed window to rear aspect. Radiator. The bedroom has the benefit of a large en-suite which includes a double walk-in shower with marble effect splash walls tiles, large tiled flooring, WC and vanity wash basin. Wall mounted storage unit with mirror door. Double glazed frosted window to the side aspect. Modern décor. Chrome towel radiator.

Bedroom Two

Double bedroom with fitted carpet and neutral décor. Double glazed window to rear aspect. Radiator.

Bedroom Three

Double bedroom with fitted carpet and neutral décor. Double glazed window to front aspect. Radiator.

Outside

Garage and parking.

Detached garage with up and over door. Personnel door and windows to side. Small workshop to rear. Light and power connected. There is a large shingle driveway offering space for three cars and plenty of communal parking. Gated access to the rear garden.

Outbuildings

Detached outbuilding with light and power connected.

Garden

Well maintained front garden with large laid to lawn area, fully enclosed. There are a range of established trees and shrubbery areas. Patio area for seating. Pathway leading to the front entrance and to the rear and side of the property.

The rear garden is concrete / patio throughout and offers a fantastic opportunity to be landscaped or kept easily manged with additional plant pots or turf.

Poplar Hill, Stowmarket

Additional information.

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 - E

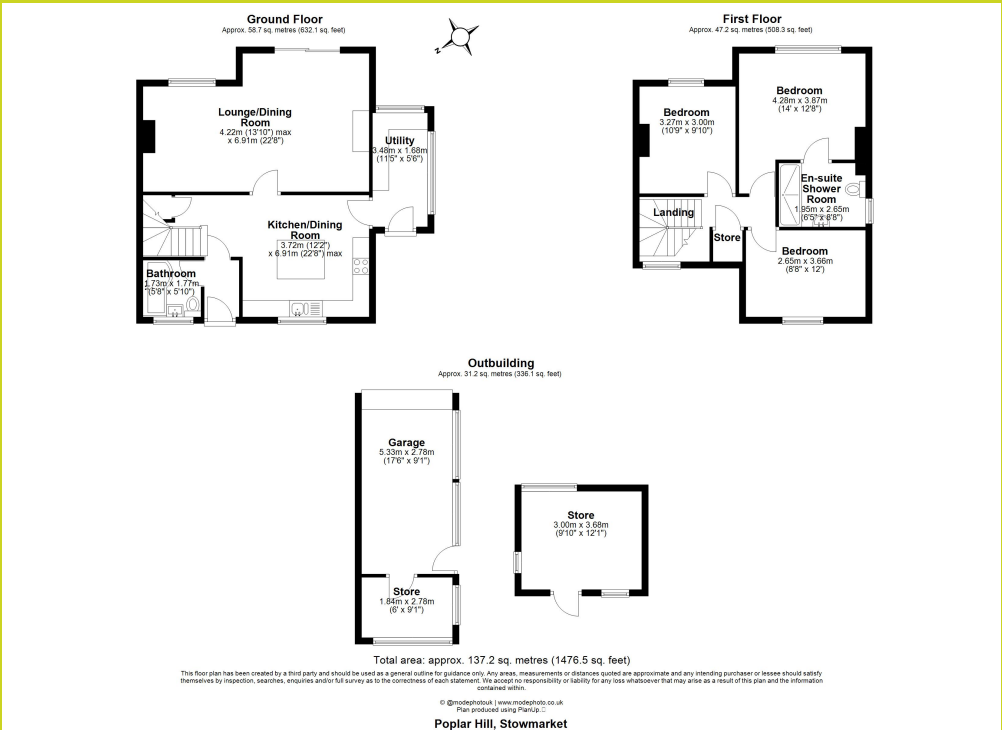
Disclaimer

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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.



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

