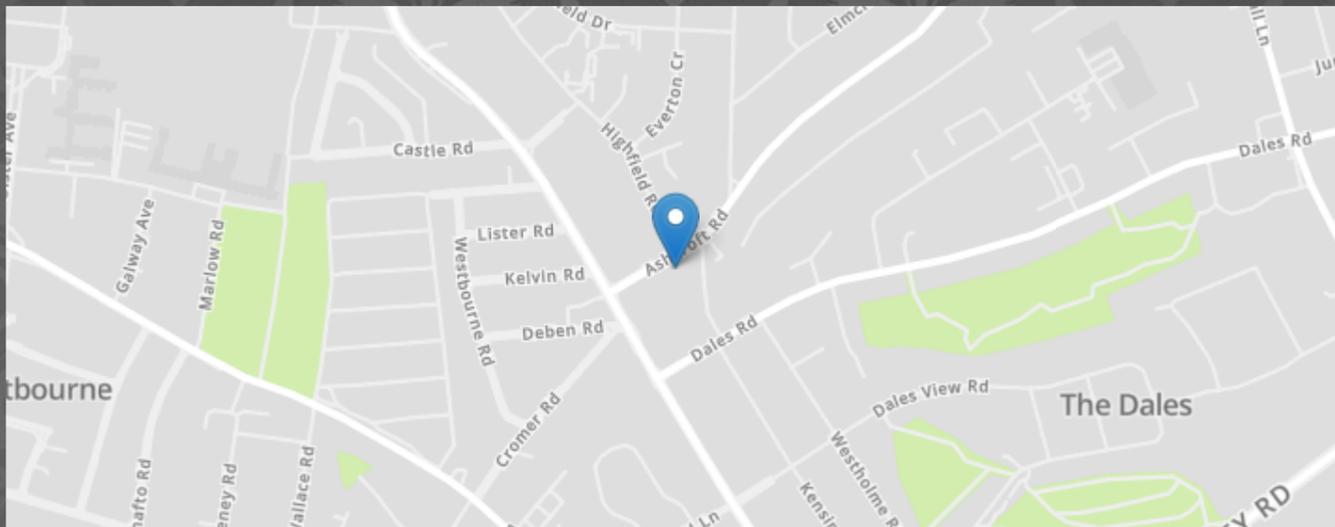


Ashcroft Road, Ipswich



- SEMI DETACHED
- NO CHAIN
- GARDEN
- CLOSE TO AMENITIES
- THREE BEDROOM
- OFF ROAD PARKING
- TWO RECEPTION ROOMS
- IDEAL LOCATION

MARKS & MANN

99-101 Penshurst Rd, Ipswich, Suffolk, IP3 8QB.

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contactipswich@marksandmann.co.uk

Website www.marksandmann.co.uk

MARKS & MANN



Ashcroft Road, Ipswich

We are pleased to be marketing this three bedroom semi-detached home. The property is situated in the popular area of the Crofts and sits in an ideal location close to amenities.

Internally the property benefits from, on the ground floor: Porch, entrance hall, dining room, living room and kitchen. To the first floor: Landing, bedroom one, bedroom two, bedroom three, bathroom and WC. Externally the property benefits from off road parking to the front aspect and garden to the rear.

The property is being sold with no forward chain.

Call now to register your interest and arrange a private first hand viewing.

£250,000

Ashcroft Road, Ipswich

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Entrance hall

Radiator, front door, under stairs storage.

Living room

3.56m x 4.43m (11' 8" x 14' 6")
Double glazed window to front aspect, radiator, electric fireplace.

Kitchen

2.00m x 2.97m (6' 7" x 9' 9")
Double glazed window to side aspect, sink/draining board, boiler.

Diner

3.19m x 5.63m (10' 6" x 18' 6")
Electric fireplace, sliding door to rear aspect, radiator.

Landing

Double glazed window to side aspect.

Bedroom one

3.45m x 4.47m (11' 4" x 14' 8")
Double glazed window to front aspect, radiator.

Bedroom two

3.88m x 4.47m (12' 9" x 14' 8")
Double glazed window to rear aspect, radiator, built-in wardrobe.

Bedroom three

2.07m x 2.94m (6' 9" x 9' 8")
Double glazed window to rear aspect, radiator.

Bathroom

Double glazed window to front aspect, radiator, hand wash basin.

WC

Low level WC, double glazed window to side aspect.

Garage

Single with power and lighting.

Garden

North facing: External WC, paving, lawn, shed X2, green house.

Location

Ipswich is a town with lots to offer including restaurants, cinema, plenty of activities, Ipswich football stadium and the town centre which offers a wealth of amenities.

Directions

Using a SatNav, please use IP1 6AA as the point of destination.

Important information

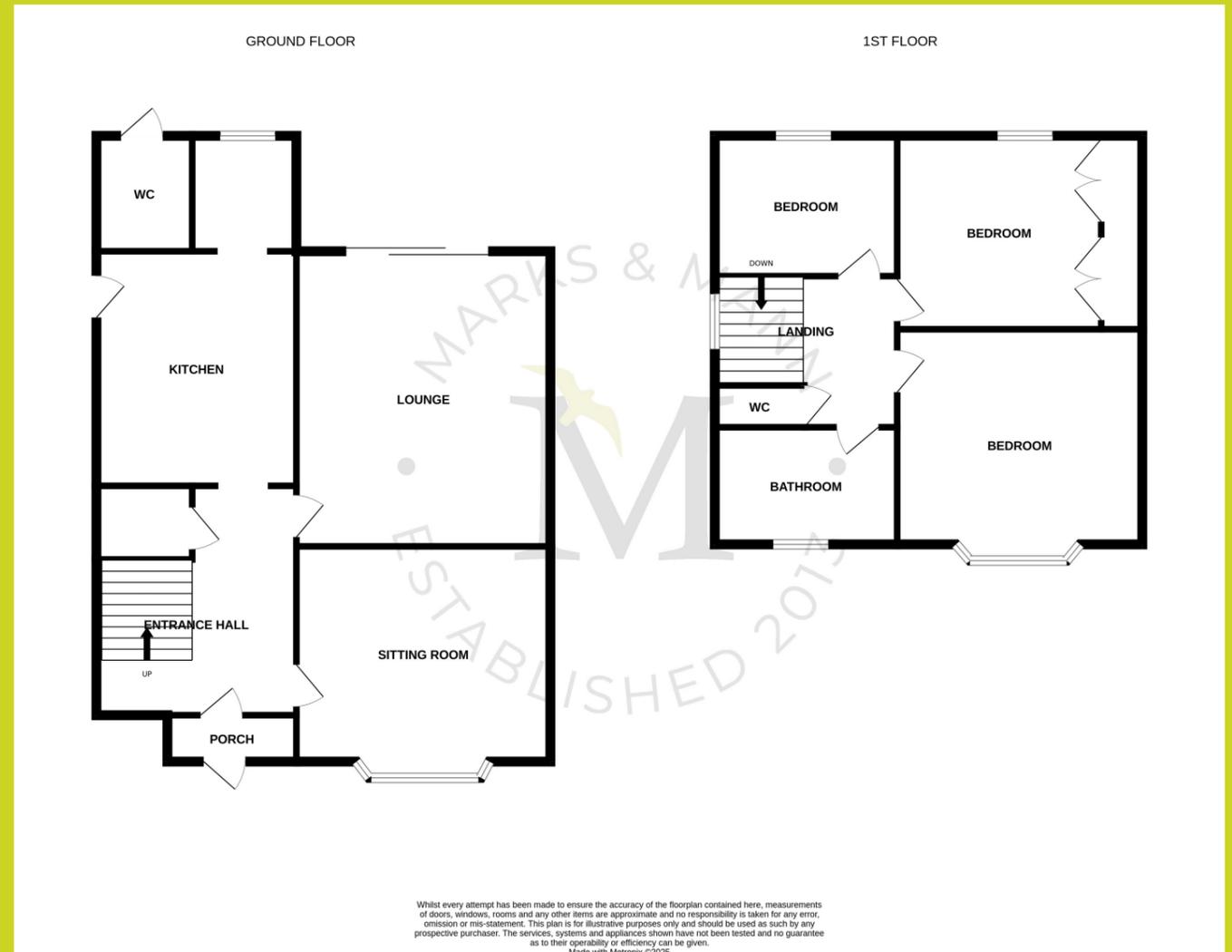
Tenure - Freehold.
Services - we understand that mains gas, electricity, water and drainage are connected to the property.
Council tax band C
EPC rating: TBC

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.
New build properties - the developer may reserve the right to make any alterations up until exchange of contracts.

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.

Council Tax Band
At the time of writing the council tax band for this property is band C.



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

