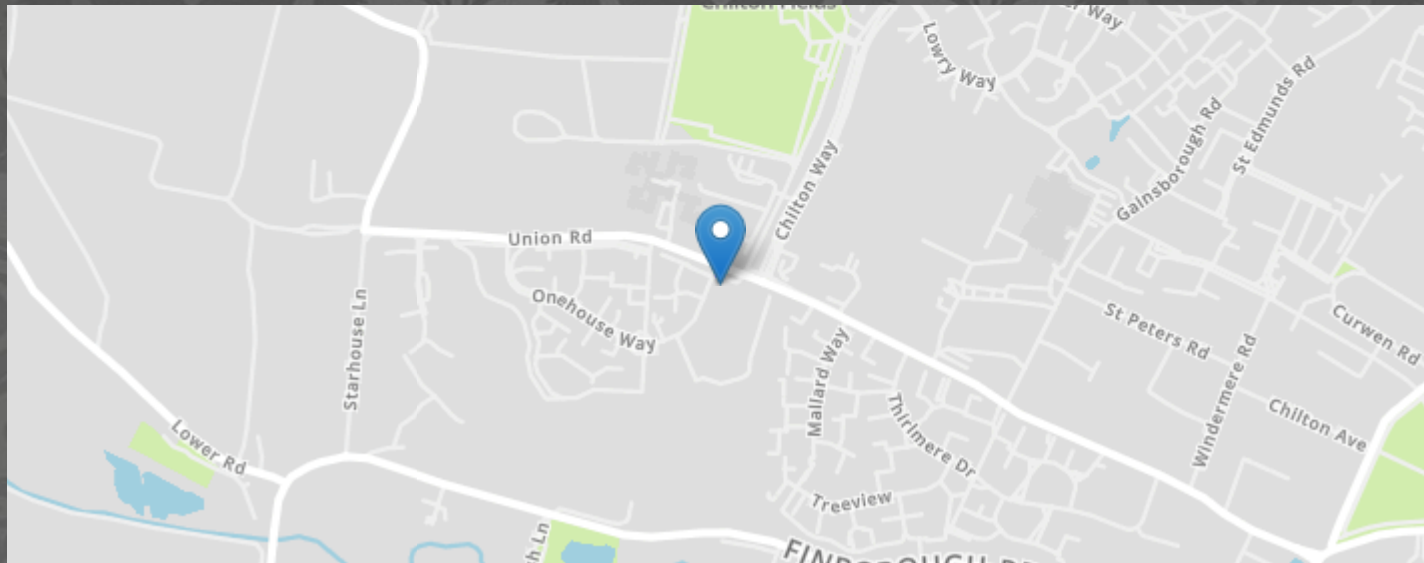


Onehouse Way, Stowmarket,



- 8.5 YEARS REMAINING ON THE NHBC
- AMPLE STORAGE
- OPEN PLAN FAMILY ROOM/KITCHEN/DINER
- MODERN APARTMENT
- BATHROOM & EN-SUITE
- NO ONWARD CHAIN !!!
- TWO ALLOCATED PARKING SPACES
- EASY A14 ACCESS AND PLENTY OF LOCAL AMENITIES

MARKS & MANN

8 Needham Rd, Stowmarket, Suffolk, IP14 2AW.

01449 867 590

contactstowmarket@marksandmann.co.uk

Website www.marksandmann.co.uk

MARKS & MANN



Onehouse Way, Stowmarket,

NO ONWARD CHAIN

Marks and Mann are pleased to bring to market this EXCEPTIONALLY WELL PRESENTED and MODERN TWO BEDROOM first floor apartment located in Mill Grove in Stowmarket. The property has been kept to a high standard throughout and offers a spacious living accommodation with LARGE KITCHEN/LIVING with the WHITE GOODS being included in the sale, two double bedrooms with one en-suite to the main, bathroom and ample storage. There are 8.5 years remaining on the NHBC warranty for the apartment, TWO ALLOCATED PARKING SPACES and very well presented communal grounds. ***EARLY VIEWING HIGHLY RECOMMENDED***

£195,000 Guide Price

Onehouse Way, Stowmarket,

Entrance Hall

Welcoming entrance hall and space for additional storage. There are two large built in storage cupboards, with one to include the water cylinder.

Bedroom 1

3.75m x 3.42m (12' 4" x 11' 3")
A very large double bedroom with the benefit of double built-in wardrobes with sliding doors. Double glazed window and Radiator. Modern light fitting. Fitted carpet throughout. The main bedroom features an en-suite which includes walk-in shower, WC and wash basin. Also comes with an Extractor fan and Radiator.

Bedroom 2

3.14m x 2.38m (10' 4" x 7' 10")
Single or small double bedroom with fitted carpet. Modern decor and a built in wardrobe with sliding doors. Double glazed window. Radiator.

Bathroom

2.27m x 1.87m (7' 5" x 6' 2")
Very good size bathroom with three piece suite to include bath, WC and wash basin. Partly tiled walls. Extractor fan. Radiator.

Kitchen/Living

6.28m x 4.07m (20' 7" x 13' 4")
Spacious open plan kitchen/living area with hard flooring and modern decor. Modern kitchen with floor and overhead units and ample worktop space, there is an integrated oven with gas hob top and overhead extractor fan. Free standing white goods are being left with the property. Dual aspect views with plenty of natural light flowing through.

Outside

Well maintained communal grounds with pathway leading to the front secured communal entrance.
Two allocated parking spaces to the side of the property.

Important Information

Tenure – Leasehold.
Services – we understand that mains gas, electricity, water and drainage are connected to the property.
Years left on lease is 998.
Service Charge is £951.36 per annum.
Estate Charge is £146.28 per annum.
Council tax band B.
EPC rating B.
Our ref: JS.

Directions

Using a SatNav, please use IP14 1FU as the point of destination.

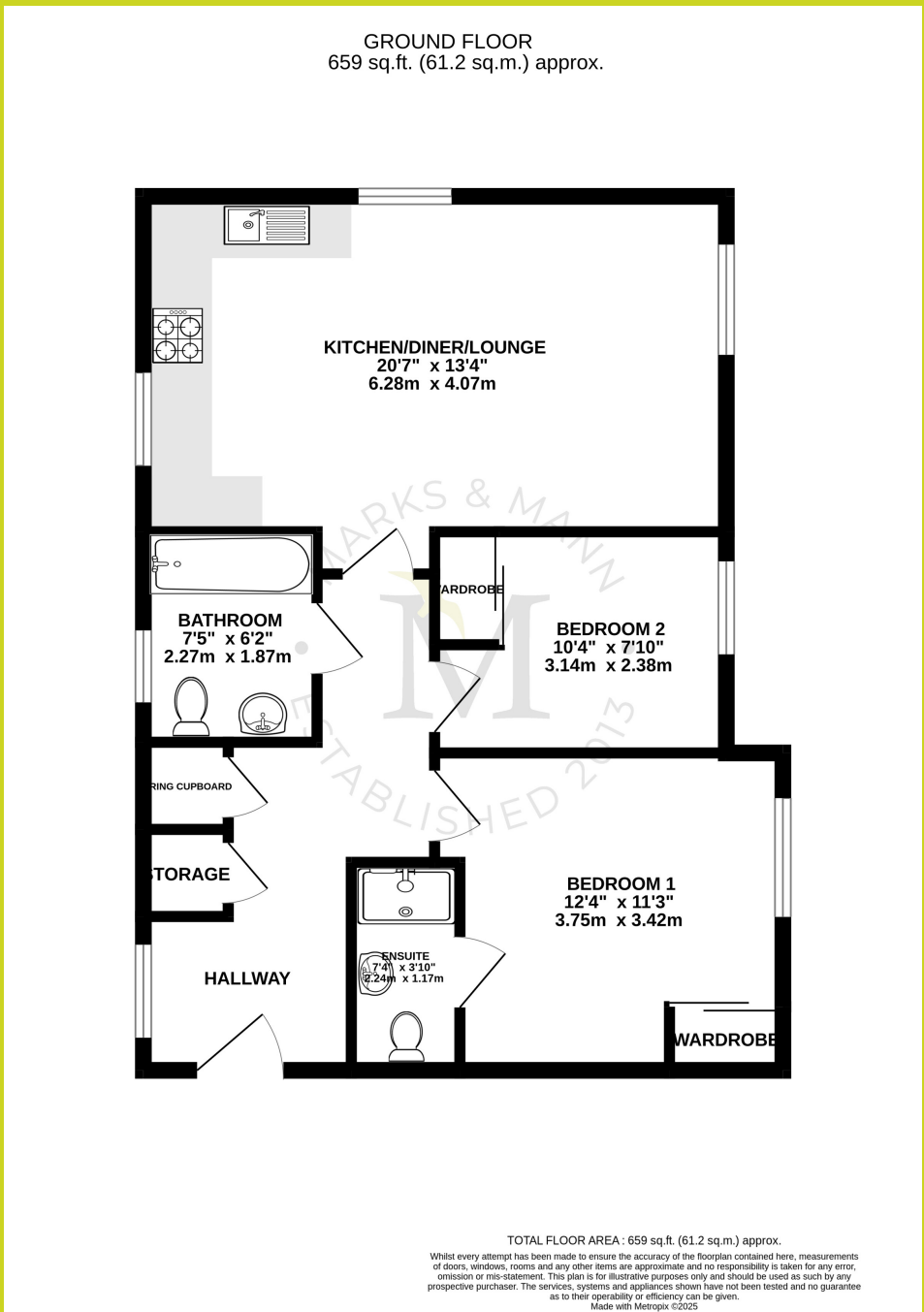
Disclaimer

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.

Onehouse Way, Stowmarket,



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

