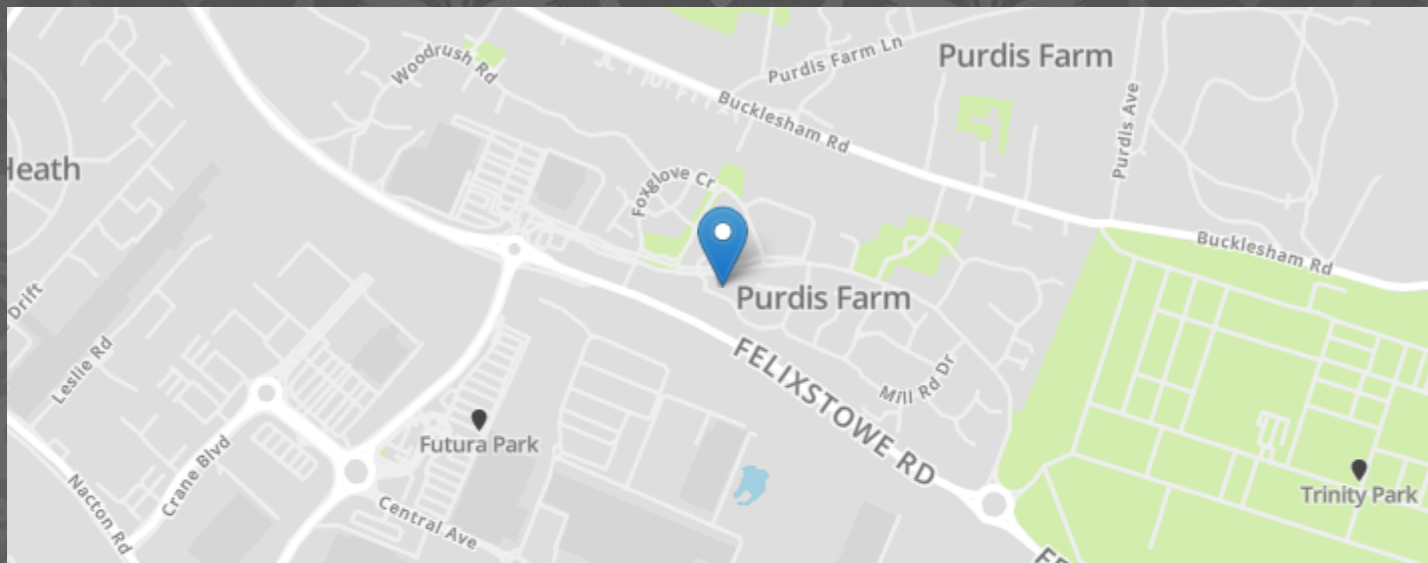


## Bramble Drive, Purdis Farm, Ipswich



- OFF ROAD PARKING
- EN SUITE
- IDEAL LOCATION
- CONSERVATORY
- FOUR BEDROOM DETACHED FAMILY HOME

- DOUBLE GLAZED
- GARAGE
- CLOSE TO AMENITIES
- GARDEN
- CHAIN FREE

# MARKS & MANN

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# MARKS & MANN



## Bramble Drive, Purdis Farm, Ipswich

We are pleased to present a fantastic opportunity to acquire this four double bedroom detached family home. Set over two floors and nestled in an ideal location on a quiet close but conveniently positioned close to schools, amenities and easy access to the A14.

The internal aspect of the property benefits from the entrance hall, living room, dining area, kitchen, conservatory and the cloakroom. To the first floor is the landing area, four double bedrooms one of which features an En-suite and two of which benefit from built in wardrobes and the family bathroom which features a walk in shower. Externally the property benefits from off road parking plus a garage, lawned area to the front aspect with a path way leading up to the front door and the rear garden.

The home offers ample living accommodation along with vast potential to be enhanced and developed further, this four bedroom detached property will certainly make a magnificent family home.

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

**£365,000**

# Bramble Drive, Purdis Farm, Ipswich

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## Living Room

3.654m x 4.537m (12' 0" x 14' 11")  
Window front aspect, fire place, Radiator

## Dining Room

2.528m x 2.569m (8' 4" x 8' 5")  
Radiator, sliding door on to conservatory

## Kitchen

2.809m x 4.050m (9' 3" x 13' 3")  
Sink/draining board, oven, extractor fan/hood, radiator, window to rear aspect.

## Conservatory

3.402m x 2m (11' 2" x 6' 7")

## Cloakroom

0.817m x 1m (2' 8" x 3' 3")  
Basin, toilet, rad, window to side aspect

## Landing

## Bedroom

3.449m x 3.313m (11' 4" x 10' 10")  
Built in wardrobe, radiator, window to front aspect

## Bedroom

3.122m x 3.750m (10' 3" x 12' 4")  
En-suite bathroom, built in wardrobe, radiator, window to front aspect.

## En-Suite

1.457m x 1.866m (4' 9" x 6' 1")  
Walk in shower, basin, toilet, radiator, window to side aspect

## Bedroom

2.820m x 2.985m (9' 3" x 9' 10")  
Radiator, window to rear aspect

## Bedroom

2.402m x 3.108m (7' 11" x 10' 2")  
Radiator, window to rear aspect

## Bathroom

1.924m x 2.050m (6' 4" x 6' 9")  
Walk in shower, basin, toilet, radiator, window to rear aspect.

## Garage

Single size, electric door, boiler

## Garden

## Disclaimer

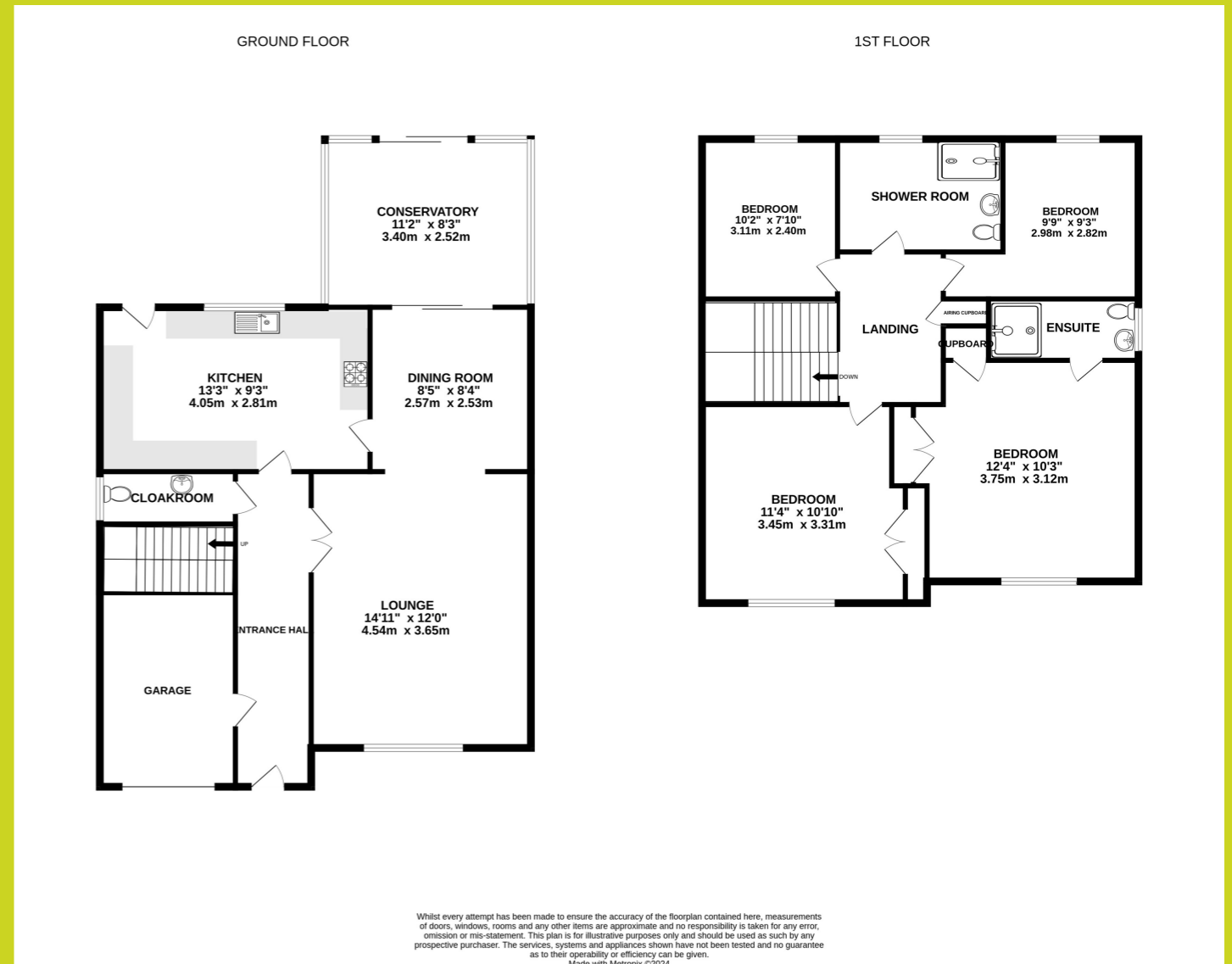
In accordance with Consumer Protection from Unfair Trading Regulations, Marks and Mann Estate Agents have prepared these sales particulars as a general guide only. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct but any intending purchaser 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 D.



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

