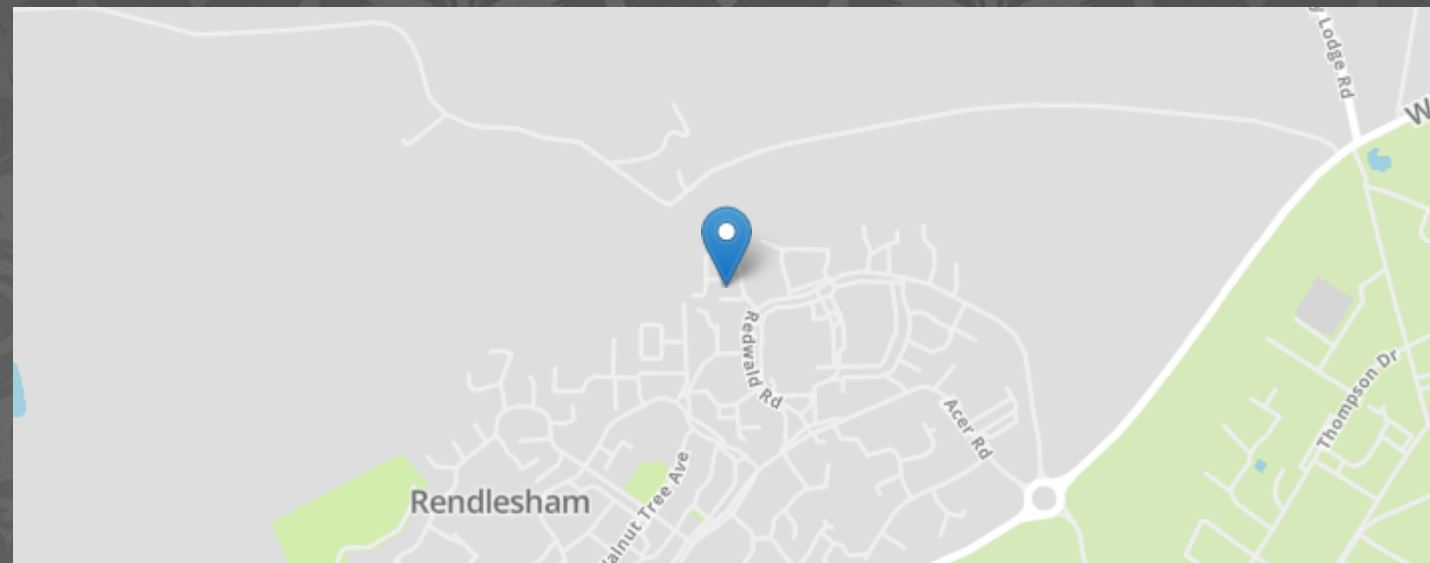


Jays Croft Road, Rendlesham, Woodbridge



- END OF TERRACE THREE BEDROOM FAMILY HOME
- FITTED WARDROBES TO THREE BEDROOMS
- SOLAR PANELS WITH BATTERY
- PRIVATE REAR GARDEN
- CLOSE TO LOCAL SCHOOLS, SHOPS, AMENITIES AND BUS ROUTE

- DOWNSTAIRS CLOAKROOM AND FAMILY BATHROOM
- MULTI FUEL STOVE
- PIV SYSTEM
- EPC RATING B

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MARKS & MANN



Jays Croft Road, Rendlesham, Woodbridge

Located in popular RENDLESHAM VILLAGE, approximately five miles from the MARKET TOWN of WOODBRIDGE, is this THREE BEDROOM END OF TERRACE FAMILY HOME with PRIVATE GARDEN and off road PARKING. Accommodation comprises sitting room with MULTI FUEL STOVE, kitchen/breakfast room, downstairs cloakroom with three bedrooms and a family bathroom upstairs. The property benefits from SOLAR PANELS with a BATTERY, as well as a PIV SYSTEM, and an internal viewing is strongly advised to appreciate the QUALITY of ACCOMMODATION on offer.

£255,000 Offers over

Jays Croft Road, Rendlesham, Woodbridge

Entrance hall

Stairs to first floor, storage cupboard and doors to the sitting room, kitchen/breakfast room and downstairs cloakroom.

Downstairs cloakroom

Hand wash basin with storage cupboard below and WC.

Sitting room

6.50m x 3.78m (21' 4" x 12' 5") Window and French doors to rear, overlooking and leading into the garden, multi fuel stove.

Kitchen/breakfast room

4.30m x 4.29m (14' 1" x 14' 1") Window to front and under stairs pantry cupboard. Range of matching base and eye level units with worktops over, sink, Stove range cooker (to remain) with extractor over, space for a fridge/freezer and space and plumbing for a washing machine, dishwasher & tumble dryer. Open through to the sitting room and door back to entrance hall.

First floor landing

Doors to the airing cupboard, all three bedrooms and the family bathroom.

Bedroom one

3.77m x 3.22m (12' 4" x 10' 7") Window to front, double built-in wardrobes.

Bedroom two

3.72m x 3.27m (12' 2" x 10' 9") Window to rear overlooking the garden, single built-in wardrobe.

Bedroom three

3.12m x 2.81m (10' 3" x 9' 3") Window to rear overlooking the garden, single built-in wardrobe.

Family bathroom

Window to front, panel enclosed bath with shower over, hand wash basin and WC.

Outside

The front of the property has been mainly laid to lawn with a path leading to the front door.

The rear garden again has been mainly laid to lawn, enclosed by wooden fencing. A stone path leads to the back of the garden where there is a gate giving access to the off road parking.

Important information

Tenure - Freehold.
Services - we understand that, electricity, water and drainage are connected to the property. Heating is via electric high retention storage heaters and panel heaters. The property also benefits from solar panels with battery, as well as a PIV system.
Council tax band A.
EPC rating TBC
Our ref: SM/elr.

Location

The village of Rendlesham is located approximately five miles from the popular market town of Woodbridge. Among its many amenities are a well-regarded primary school, nursery, shop, community centre, dentist and a doctor's surgery, There are two local parks and there is a strong sense of community.

Directions

Using a SatNav, please use IP12 2TQ as the point of destination.

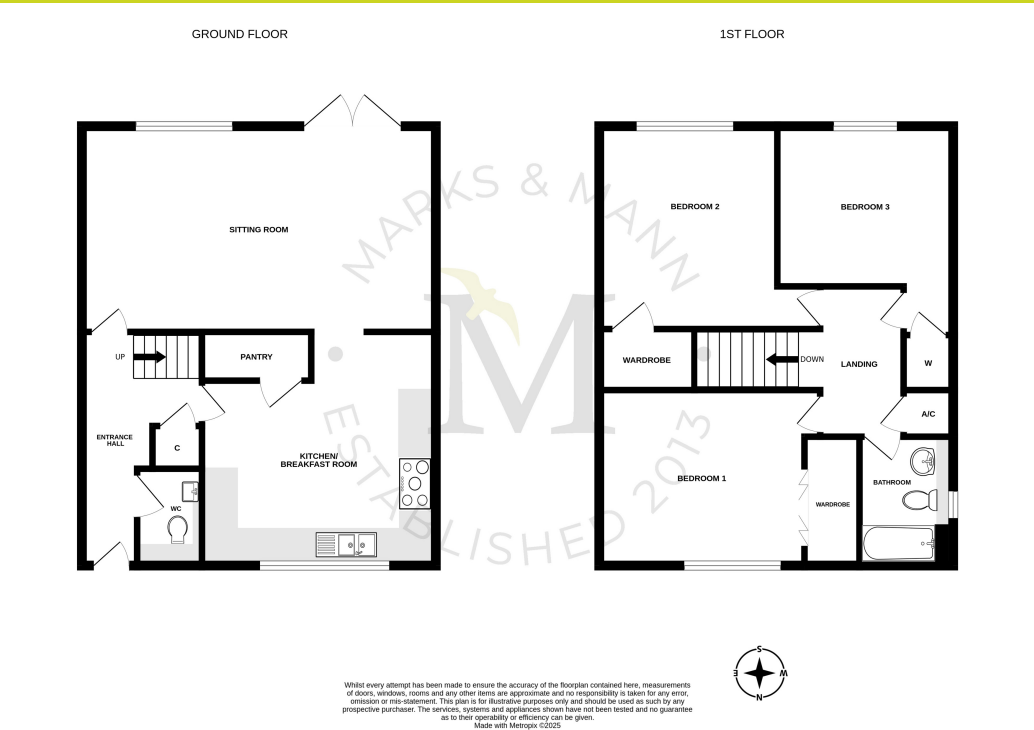
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Disclaimer

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.

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.

