

- SEMI DETACHED
- ALLOCATED CAR PARKING SPACE
- FOUR PIECE BATHROOM SUITE
- CUL DE SAC LOCATION
- BUNGALOW
- ENCLOSE REAR GARDEN
- NO ONWARD CHAIN
- EASY A14 ACCESS AND PLENTY OF LOCAL AMENITIES

MARKS & MANN



Downside, Stowmarket

NO ONWARD CHAIN

Marks and Mann are pleased to present this TWO DOUBLE BEDROOM Semi-Detached bungalow. The property has a spacious reception area, modern fitted kitchen, modernised four piece suite bathroom, two double bedrooms and loft space as well as a conservatory. There is a front and rear garden, the rear garden is well landscaped with shrubbery and laid-to-lawn areas and the single parking space is the side of the property.

MARKS & MANN

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£230,000 Guide Price

Downside, Stowmarket

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Lounge/Diner

5.09m x 4.01m (16' 8" x 13' 2")

An expansive space with ample room for multiple sofa's and a large dining table. Has a very big double glazed window overlooking the front garden.

Kitchen

3.32m x 2.36m (10' 11" x 7' 9")

A modern fitted kitchen with ample storage space as well as space for all necessary white goods. This will also be where you find the boiler and another access point into the garden. Partially tiled walls and tiled flooring.

Bathroom

2.47m x 2.35m (8' 1" x 7' 9")

A large and stylish four piece suite which includes a shower, bathtub, wash basin and WC. Has wooden flooring and tiled walls throughout.

Bedroom 1

4.34m x 3.05m (14' 3" x 10' 0")

A very large double bedroom with fitted wardrobes and storage cupboards. Carpeted throughout. Large double glazed window.

Bedroom 2

3.32m x 2.80m (10' 11" x 9' 2")

A double bedroom with access into the conservatory so can act as a second lounge as well. Carpeted throughout with wallpaper. The sliding access into the conservatory is double glazed and lets the light enter the room.

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 C.

Our ref: JS.

Directions

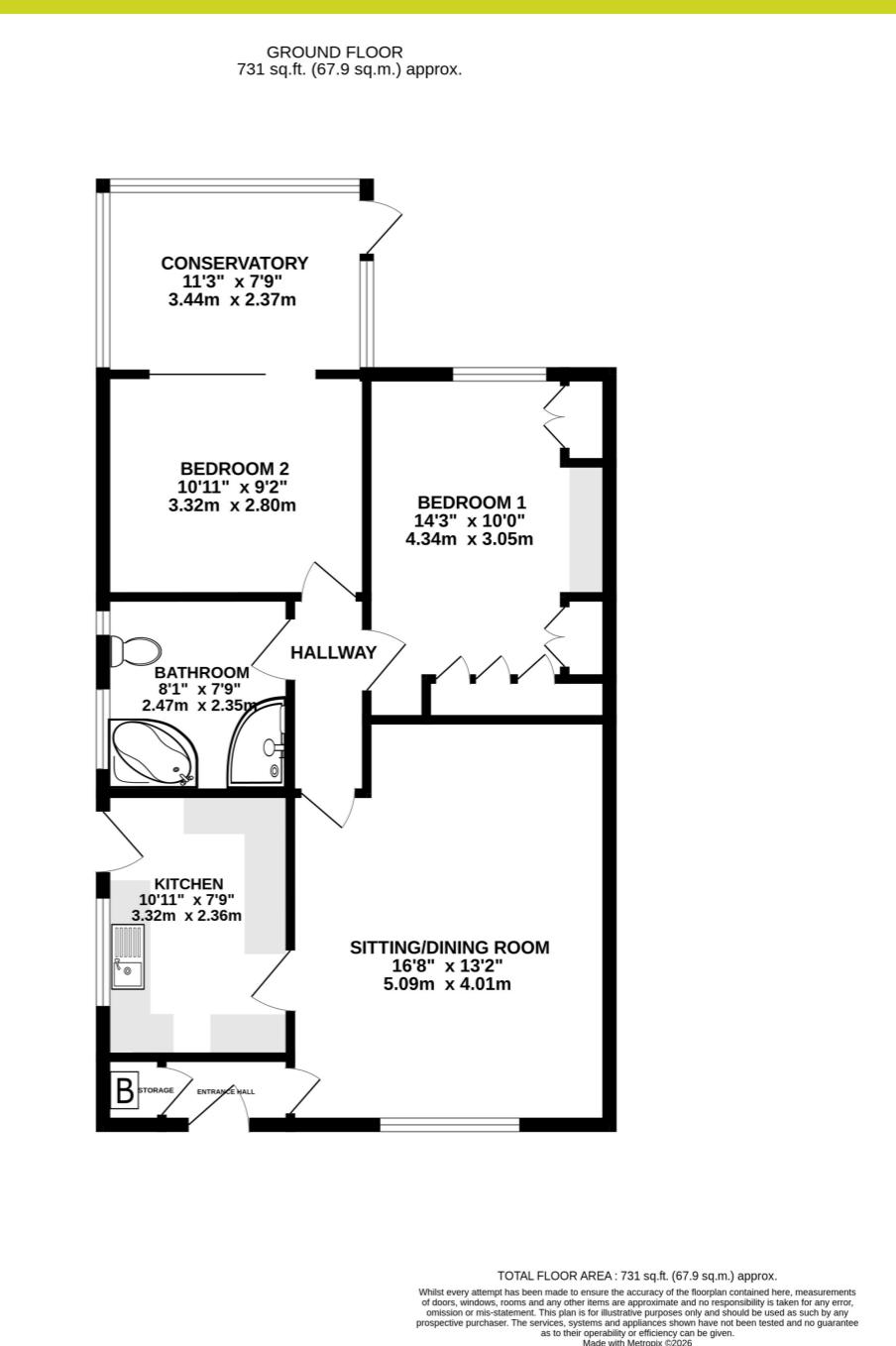
Using a SatNav, please use IP14 1ST as the point of destination.

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.



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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	72	80
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	