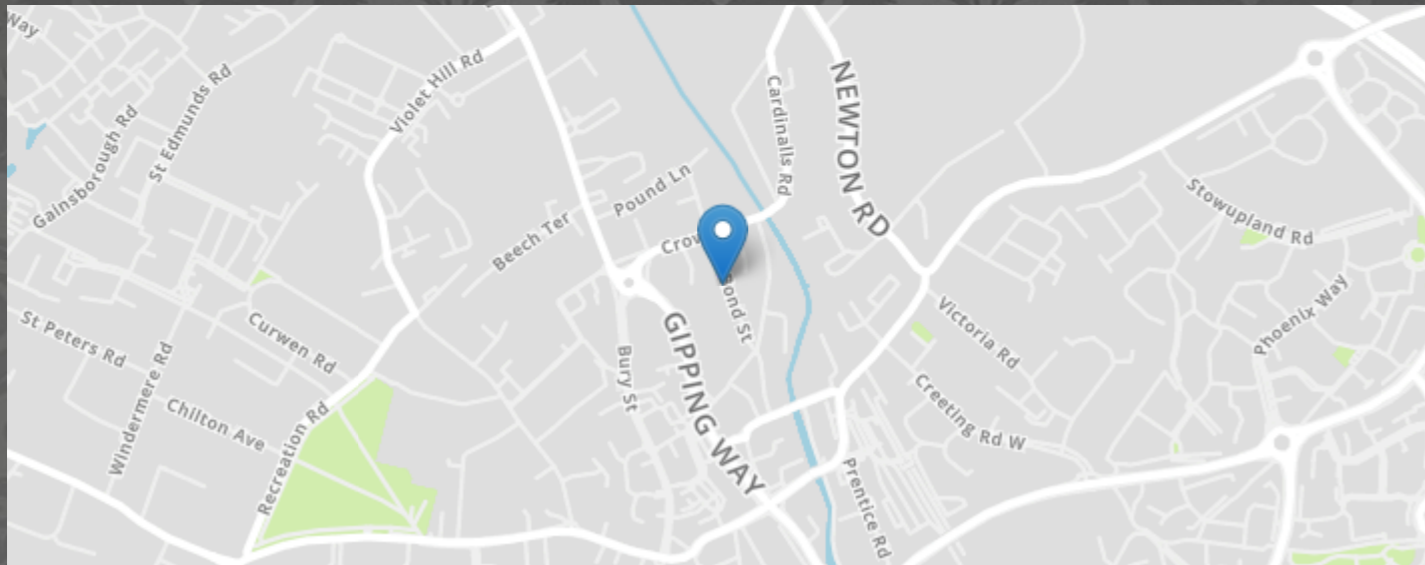


## Bond Street, Stowmarket



- NO CHAIN
- KITCHEN / BREAKFAST ROOM
- GROUND FLOOR BATHROOM
- LOUNGE
- DOUBLE GLAZED WINDOWS & GAS HEATING VIA RADIATORS
- REAR COURTYARD GARDEN

# MARKS & MANN

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

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Website [www.marksandmann.co.uk](http://www.marksandmann.co.uk)

# MARKS & MANN



## Bond Street, Stowmarket

old with NO ONWARD CHAIN, is this WELL PRESENTED, MODERN, TWO BEDROOM, TERRACED PROPERTY. Situated within close proximity to Stowmarket town centre and the local amenities, the property also falls within walking distance to Stowmarket train station with direct links to London, making this property an ideal purchase for first time buyers or for an expanding investment portfolio. The property itself benefits from lounge, modern kitchen/breakfast room and ground floor bathroom room, and two bedrooms upstairs. To the rear of the property there is a garden with patio area and shed. Benefiting further from gas central heating and double glazed windows throughout.

Early viewing is HIGHLY recommended!

**£180,000**



## Bond Street, Stowmarket

### Lounge

3.66m x 4.38m (12' 0" x 14' 4") Double glazed window to front, Laminate flooring, Radiator.

### Kitchen/Breakfast Room

2.55m x 3.98m (8' 4" x 13' 1") Double glazed window to side, Sink with drainer and mixer tap, Laminate worktop, Range of eye level units and base units with cupboards and drawers, Electric hob with extractor above, Double oven, Built in fridge, Built in freezer, Plumbing for washing machine, Part tiled, Breakfast bar, Radiator, Door to stairs.

### Rear Lobby

Door to rear and bathroom.

### Ground Floor Bathroom

Double glazed window to rear, Panelled bath with shower attachment, Wall mounted hand wash basin, Low level W.C. Part tiled walls, Radiator.

### Landing

Loft access, Doors to:

### Bedroom One

3.31m x 3.33m (10' 10" x 10' 11") Double glazed window to front, Built in cupboard, Radiator.

### Bedroom Two

2.78m x 3.42m (9' 1" x 11' 3") Double glazed window to rear, Built in cupboard, Radiator.

### Rear Garden

Out side tape, Paved area, Timber framed shed/workshop with power and light connected.

### 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.

### 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.

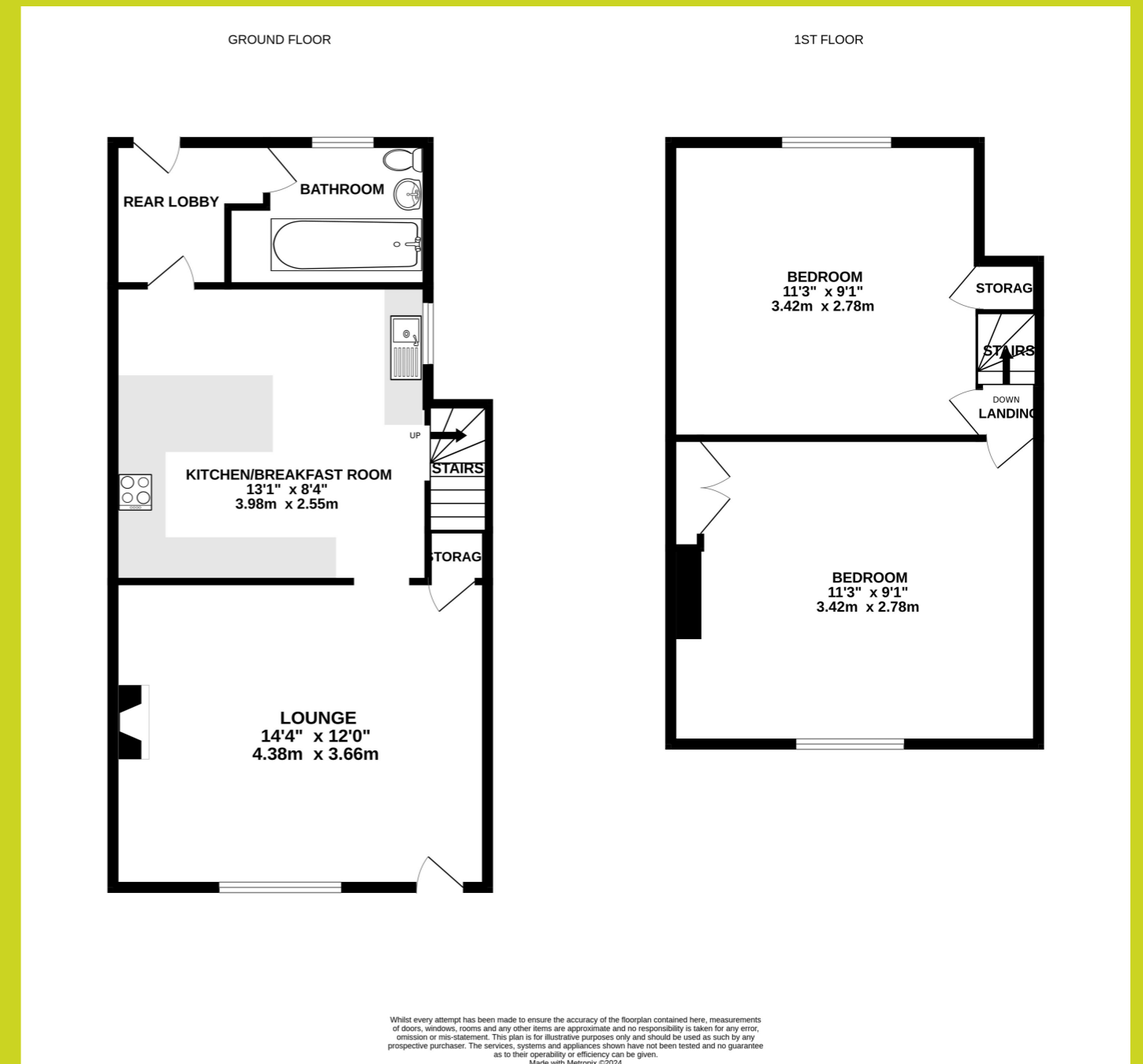
### Useful Information

Please contact us if you require the postcode for this property to check the broadband speed in the area. You can visit: [www.rightmove.co.uk/broadband-speed-in-my-area](http://www.rightmove.co.uk/broadband-speed-in-my-area) for this information.

### Council Tax Band

At the time of instruction the council tax band for this property is band B.

## Bond Street, Stowmarket



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

