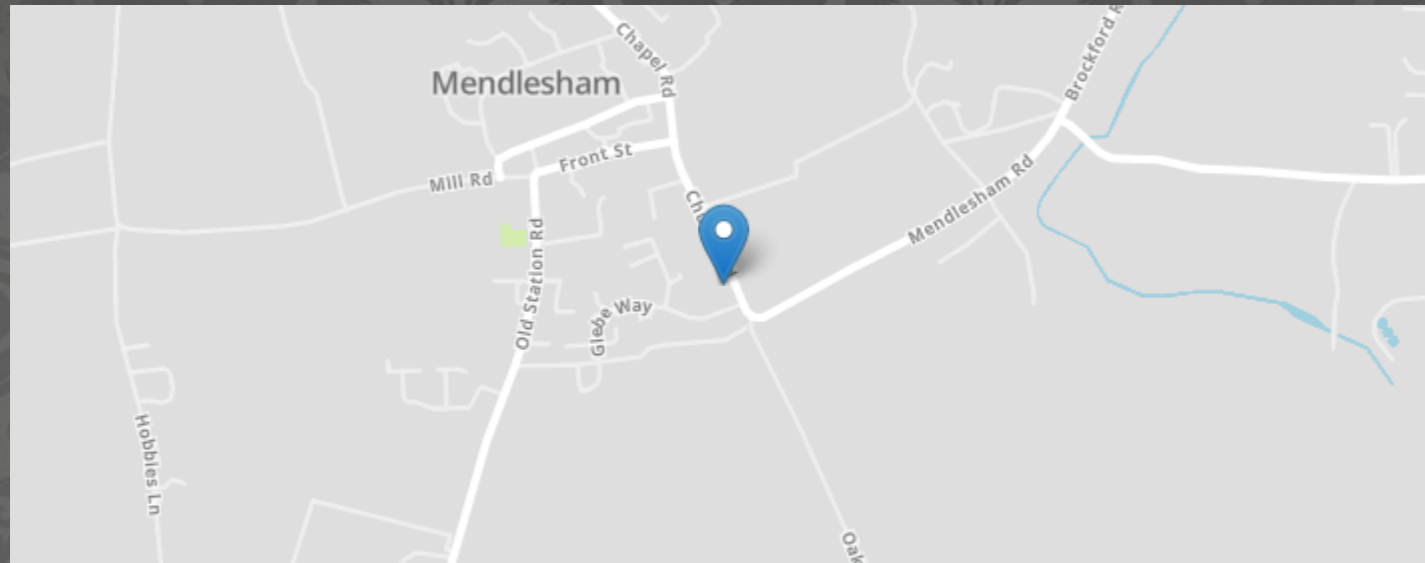


Church Road, Mendlesham, Stowmarket



- VILLAGE LOCATION
- AMPLE OFF ROAD PARKING
- LOG BURNER IN LOUNGE
- EASY ACCESS TO A140 TOWARDS NORWICH
- RAILWAY STATION NEARBY WITH LINK TO IPSWICH, WITH AN ONWARD DIRECT LINK TO LONDON LIVERPOOL STREET

- FIELD VIEWS TO THE FRONT
- EN-SUITE
- OIL CENTRAL HEATING & DOUBLE GLAZED
- EASY ACCESS TO STOWMARKET TOWN CENTRE

MARKS & MANN

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

01449 867 590

contactstowmarket@marksandmann.co.uk

Website www.marksandmann.co.uk

MARKS & MANN



Church Road, Mendlesham, Stowmarket

Marks and Mann are pleased to present this THREE BEDROOM DETACHED bungalow located in the scenic village of Mendlesham. The property has the benefit of having a large garage and multiple parking spaces. The property comprises of a large living room/diner, a modern kitchen, three good sized bedrooms, one with an en-suite, and a family bathroom. It has a sizeable, well landscaped rear garden with a greenhouse and multiple fruit trees. EARLY VIEWING RECOMMENDED to appreciate all this property has to offer.

£400,000 Guide Price

Church Road, Mendlesham, Stowmarket

Kitchen

3.92m x 2.05m (12' 10" x 6' 9")
A good sized modern kitchen with space for all the neccessary white goods. It also comes with an intergrated double oven, induction hob and an oak wood counter top

Lounge/Diner

6.46m x 3.61m (21' 2" x 11' 10")
A very large space with hard flooring throughout and complete with a Woodburner. A neutral decor will allow any prospective buyer to put their own stamp on the room. It also has access into the rear garden through the double doors

Bathroom

3.00m x 2.10m (9' 10" x 6' 11")
A very modern bathroom complete with a three piece suite and a heated towel rail. Kardean flooring throughout follows this modern look. Contains a large storage cupboard with connections for a washing machine.

Bedroom 3

3.20m x 2.17m (10' 6" x 7' 1")
A good sized single bedroom. The bedroom has shelving units installed and can serve as a home office/play room as well. It has access into the rear garden through double doors.

Bedroom 2

3.20m x 2.48m (10' 6" x 8' 2")
A good sized double bedroom that has been carpeted throughout. Has a large window overlooking the rear garden

Bedroom 1

4.19m x 3.00m (13' 9" x 9' 10")
A very large bedroom that comes with an in-built wardrobe and a neutral decor

En-Suite

2.54m x 1.85m (8' 4" x 6' 1")
A three piece suite complete with a shower, toilet and wash basin. Has had Vinyl flooring installed as well.

Important Information

Tenure – Freehold.
Services – we understand that oil heating, electricity, water and drainage are connected to the property.
Council tax band D.
EPC rating D.
Our ref: JS.

Location

Using a SatNav, please use IP14 5SF as the point of destination.

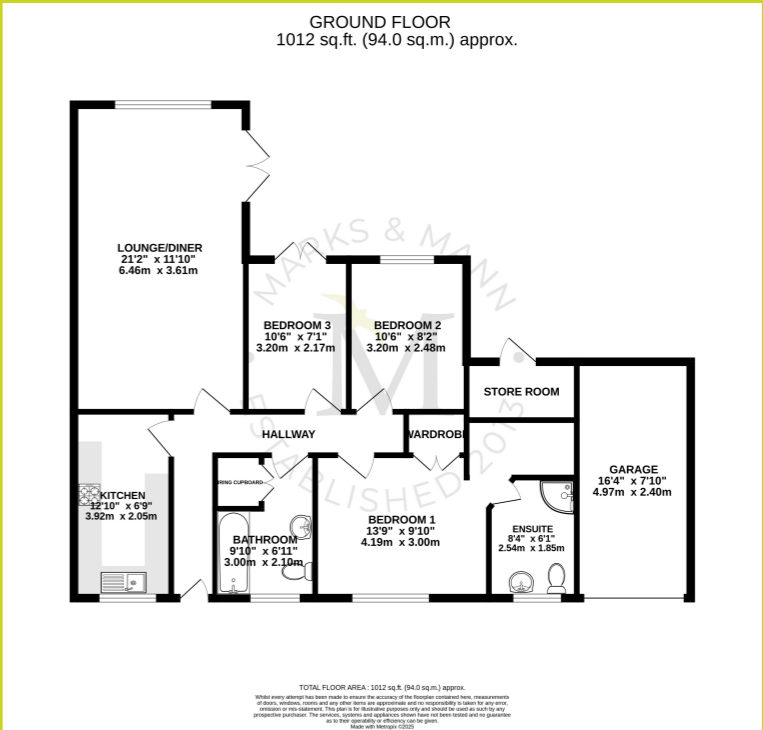
Disclaimer

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.

Church Road, Mendlesham, Stowmarket



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

