

Brunswick Road, Ipswich



- THREE BEDROOMS
- NEW FLOORING THROUGHOUT
- DOUBLE GLAZED THROUGHOUT
- EASY ACCESS TO A12 AND A14
- CLOSE TO SCHOOLS
- NEW ROOF
- OFF ROAD PARKING
- NEW FASCIAS AND GUTTERS
- GAS CENTRAL HEATING
- CLOSE TO LOCAL AMENITIES

MARKS & MANN

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MARKS & MANN



Brunswick Road, Ipswich

We are pleased to offer this well presented three bedroom semi-detached house, situated in the East of Ipswich, which has under gone some refurbishment. Ideally located to local amenities and schools.

Internally the property benefits from, the entrance hall, living room, dining area, kitchen, extended area and cloakroom. To the first floor: Landing, bedroom one, bedroom two, bedroom three and family bathroom. Externally the property benefits from off road parking to the front aspect and to the rear there is an unoverlooked large garden mainly laid to lawn.

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

£325,000

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Hallway

Stairs to first floor with two under stairs cupboards, radiator.

Lounge

4.14m x 3.30m (13' 7" x 10' 10")
Double glazed bay window to front aspect, vertical radiator.

Dining Area

3.56m x 3.07m (11' 8" x 10' 1")
Door and window to the rear, ornamental fireplace and surround, radiator.

Kitchen

1.88m x 2.87m (6' 2" x 9' 5")
Single drainer sink unit with mixer tap over, adjoining work surface with under cupboards and drawers and matching eye and base level units, tiled splash backs, integrated cooker. Double glazed window to side aspect, radiator.

Extended area

1.50m x 3.94m (4' 11" x 12' 11")
Double glazed door to rear, double glazed window to rear aspect, built-in cupboard housing wall mounted system boiler, space and plumbing for washing machine, radiator .

Cloakroom

Low level WC, wash hand basin, heated towel rail.

First Floor Landing

Double glazed window to side aspect.

Bedroom One

4.06m to bay x 3.23m (13' 4" x 10' 7" max)
Double glazed bay window to front aspect, built in wardrobe, ceiling spotlights.

Bedroom Two

3.53m x 3.05m (11' 7" x 10' 0") max
Double glazed window to the rear, radiator.

Bedroom Three

Double glazed window to rear aspect, radiator.

Family Bathroom

Bath with shower over, vanity wash hand basin with under cupboard, low level WC. Fully tiled, access to loft area, double glazed window to front aspect.

Rear Garden

The rear garden is unoverlooked and enclosed by panelled fencing, mainly laid to lawn, patio area. Brick built shed to remain. Seating area, side access to front.

Location

The property is located to the East of Ipswich, close to local schools and amenities.

Directions

Using a SatNav please use IP4 4DB as the point of destination.

Important Information

Tenure - freehold
Services - we understand that mains electricity, water and drainage are connected to the property.
Council Tax - B
EPC rating - D

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

