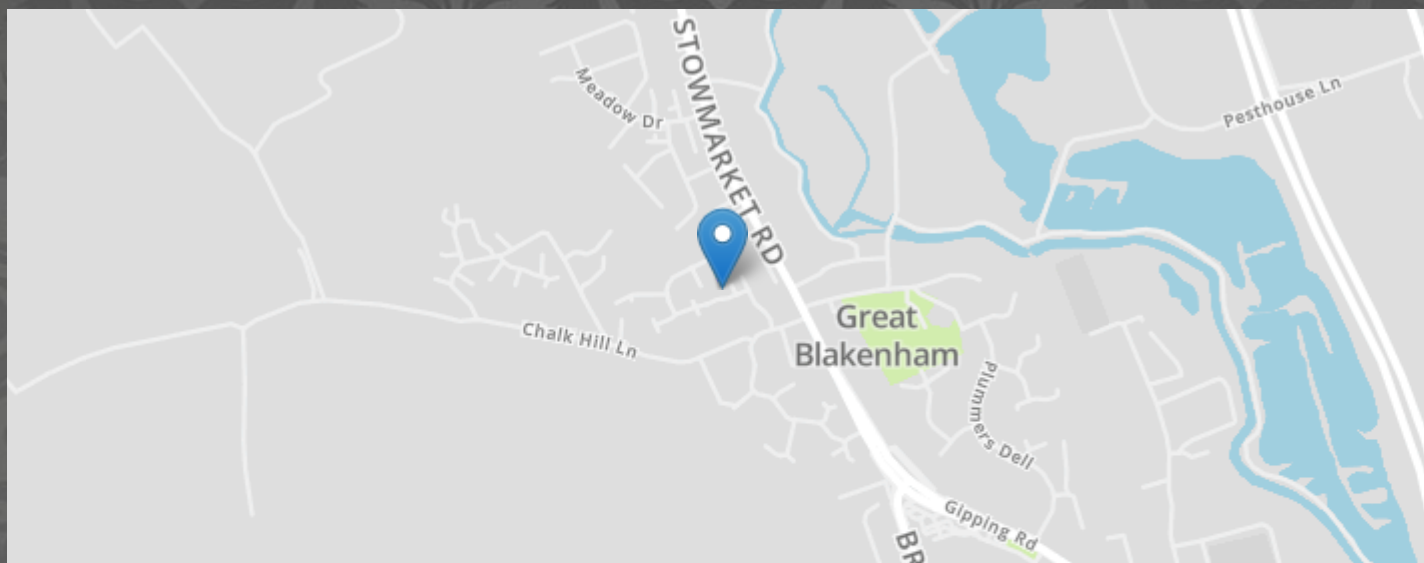


Roman Close, Great Blakenham, Ipswich



- MOVE-IN READY CONDITION
- POTENTIAL TO STAIRCASE TO 100%
- STYLISH BATHROOM WITH CONTEMPORARY FINISHES
- LANDSCAPED REAR GARDEN WITH SHED & PATIO
- 25% SHARED OWNERSHIP OPPORTUNITY
- MODERN KITCHEN WITH WHITE GOODS INCLUDED (EXCLUDING TUMBLE DRYER)
- TWO DOUBLE BEDROOMS
- GROUND FLOOR CLOAKROOM

MARKS & MANN

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

01449 867 590

contactstowmarket@marksandmann.co.uk

Website www.marksandmann.co.uk

MARKS & MANN



Roman Close, Great Blakenham, Ipswich

VENDOR HAS FOUND ONWARD

Located in the ever-popular village of Great Blakenham, this beautifully presented TWO-bedroom semi-detached home offers modern, stylish living with the fantastic opportunity to purchase a 25% shared ownership share. Ideal for first-time buyers, young families, or those looking to take an achievable first step onto the property ladder, the home is move-in ready, tastefully decorated throughout, and benefits from included white goods (tumble dryer excluded).

The spacious accommodation features a bright and contemporary kitchen, a generous living room opening onto a landscaped rear garden, and TWO well-proportioned bedrooms upstairs. With LVT flooring to the hallway and living areas, laminate in the kitchen, and soft carpet to the stairs and bedrooms, the home feels warm, inviting, and cohesive throughout. Externally, the garden offers a mix of lawn, patio and raised planting areas, plus a storage shed and side access. The property further benefits from three off road parking spaces, making day-to-day living incredibly convenient.

£60,000 Guide Price

Roman Close, Great Blakenham, Ipswich

Ground Floor

Hallway

A bright and spacious entrance area finished with high-quality LVT flooring, neutral décor and space for storage furniture. Leads to the kitchen, WC, lounge and stairs to the first floor. Radiator. Understairs storage cupboard with power and is currently housing the tumble dryer.

Kitchen

A modern, well-planned kitchen featuring white gloss cupboards, grey worktops, stainless steel oven and hob, integrated extractor and included white goods (fridge/freezer, dishwasher and washing machine). The large double glazed window brings in fantastic light, and the layout offers maximum workspace. Finished with practical laminate tile-effect flooring.

Cloakroom

A generous cloakroom with panelled walls, WC, basin, radiator and double glazed frosted window — beautifully decorated and ideal for guests or families.

Reception

A fantastic full-width living and dining area with LVT flooring, dual aspect views and French doors opening to the rear garden. The space is large enough for a corner sofa, media unit, dining table and children's play area. Light, airy and perfect for modern living. There is also a good size storage cupboard. Two modern light fittings.

First Floor

Bedroom One

A large double bedroom with dual double glazed windows, neutral décor, soft carpet and ample space for a king-size bed and wardrobes. A bright and relaxing room with a modern feel. Radiator. Over-stairs storage cupboard.

Bedroom Two

A superb second double bedroom, currently set up as a stylish child's room with plenty of space for beds, wardrobes and storage units. Versatile enough to serve as a double room, guest room or home office. There is space where the current freestanding wardrobes sit to add fitted wardrobes if desired.

Family Bathroom

A beautifully finished bathroom with patterned floor tiles, updated wall panelling, white suite comprising bath with shower over, glass screen, toilet and basin. Additional shelving provides excellent storage, and the double glazed frosted window ensures privacy. Radiator.

Outside

The rear garden has been thoughtfully landscaped to create a stylish, practical and low-maintenance outdoor space that perfectly compliments modern living. Directly outside the French doors lies a neat paved patio area, ideal for outdoor dining, barbecues or simply relaxing in the sun. A central lawn offers a soft green space for children or pets, framed by contemporary dark-painted fencing that provides excellent privacy and a sleek, modern look.

A paved pathway leads to the raised section at the rear, beautifully finished with decorative shingle, established shrubs and ornamental plants that add colour and structure year-round. This tiered area creates a lovely visual focal point and offers additional seating or planting potential for anyone wanting to introduce pots, feature plants or even a small herb garden.

To the side, the garden benefits from a large timber storage shed, perfect for tools, bikes or outdoor equipment. This side section also provides practical gated access to the parking area, making it easy to bring items in and out without passing through the house.

Overall, the garden has been designed with both style and ease in mind — combining usable lawn, attractive landscaping, seating zones and great storage. A fantastic outdoor area that is ready to enjoy from day one, while still offering scope for the next owner to personalise if desired.

Location

Great Blakenham continues to be one of Suffolk's most sought-after villages thanks to its convenient location, friendly community and excellent access routes. Residents benefit from local amenities including a primary school, village shop, takeaways, parks and scenic walking spots, while larger supermarkets and services in Claydon and Ipswich are just minutes away.

The A14 and A12 are easily accessible, making this an ideal location for commuters travelling to Ipswich, Bury St Edmunds, Felixstowe or Cambridge. Regular bus routes and nearby rail links further enhance connectivity. This home offers the perfect blend of peaceful village living and day-to-day convenience.

Roman Close, Great Blakenham, Ipswich

Anti Money Laundering Regulations

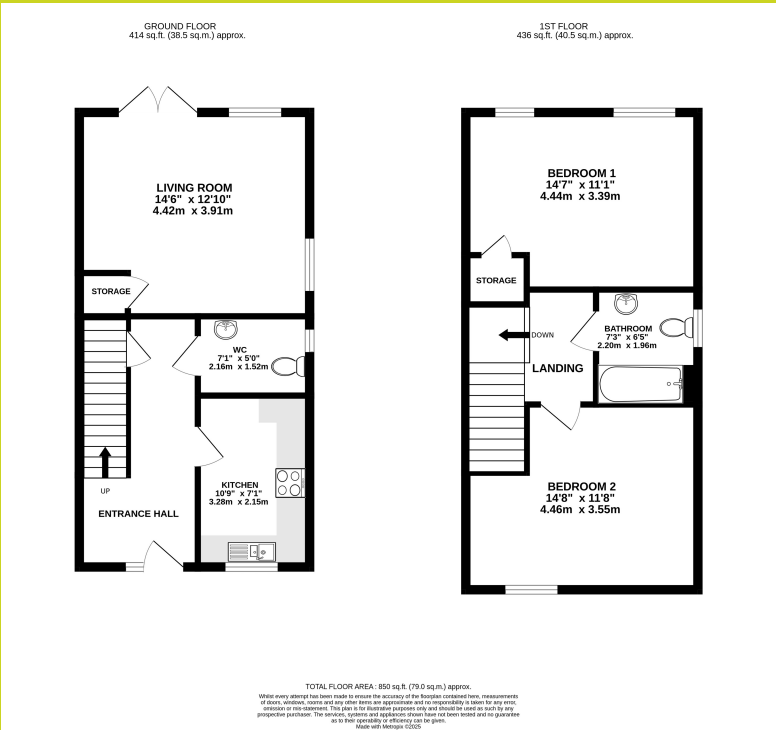
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Important information

Tenure – Share of Leasehold
Services – We understand that mains gas, electricity, water and drainage are connected to the property.
Council tax band - B
EPC rating - B

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.



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

