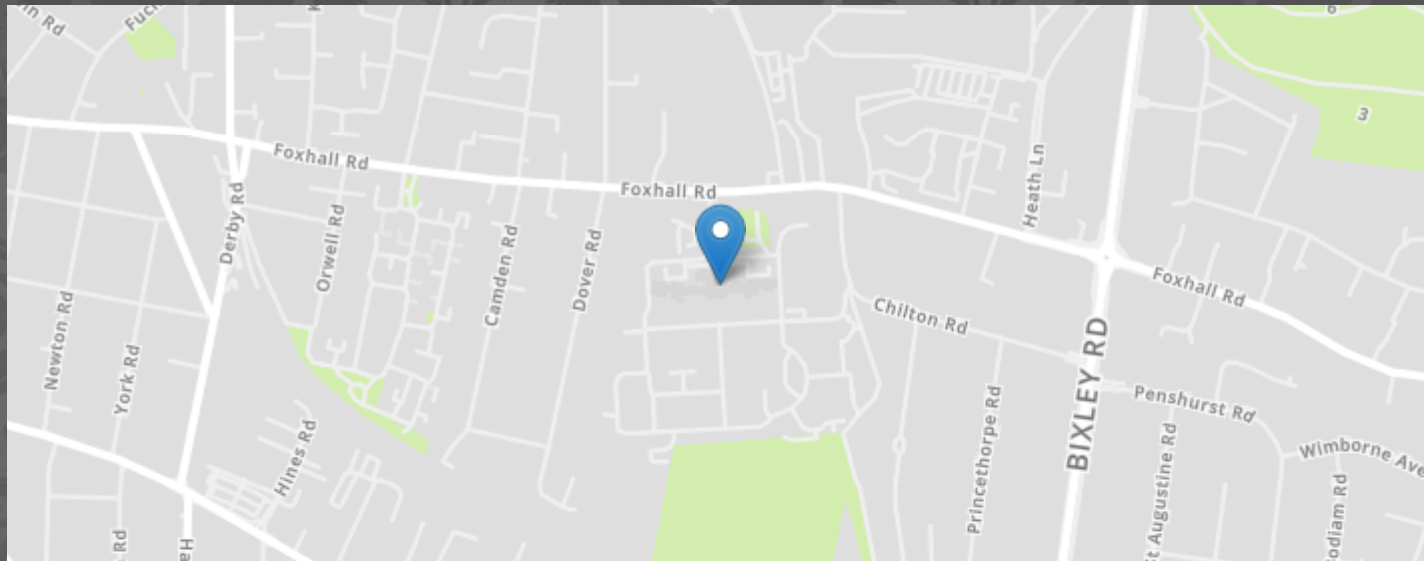


Ribbans Park Road, Ipswich



- THREE BEDROOM
- WELL KEPT
- IDEAL LOCATION
- CLOSE TO SCHOOLS
- EN-SUITE
- SPACIOUS
- GAS CENTRAL HEATING
- OPEN PLAN KITCHEN / SITTING ROOM
- WELL PRESENTED
- PARKING

MARKS & MANN

99-101 Penshurst Rd, Ipswich, Suffolk, IP3 8QB.

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Website www.marksandmann.co.uk

MARKS & MANN



Ribbans Park Road, Ipswich

We are pleased to bring this well kept and well presented three bedroom spacious apartment set over two floors. The property is positioned in an ideal location close schools and amenities.

Internally the property benefits from, on the first floor: Entrance hall, study/bedroom three, open plan living room/kitchen and shower room. To the ground floor, bedroom one which features an En-suite, bedroom two and the study. Externally the property benefits allocated parking and a shared communal garden area to the rear.

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

£350,000

Ribbans Park Road, Ipswich

Entrance hall

Front door, radiator.

Study/bedroom three

3.07m x 3.24m (10' 1" x 10' 8")
Radiator, window to front aspect, fitted wardrobe.

Living room/kitchen

4.46m x 8.62m (14' 8" x 28' 3")
Window to front aspect, radiator x2, door to rear aspect, integrated fridge freezer, integrated dishwasher, ceiling spot lights, island, sink/draining board, integrated cooker, hob.

Shower room

Shower cubicle, low level WC, hand wash basin, radiator, ceiling spot lights.

Bedroom one

6.98m x 4.44m (22' 11" x 14' 7")
French door to front aspect,, radiator x2, ceiling spot lights.

En-suite

Shower cubicle, ceiling spot lights, low level WC, hand wash basin, radiator, towel rail, low level WC.

Bedroom two

3.49m x 4.04m (11' 5" x 13' 3")
French door to front aspect, built in wardrobe, radiator.

Study

3.43m x 3.80m (11' 3" x 12' 6")
Built in wardrobe, ceiling spot lights, radiator.

Outside

Allocated parking, communal garden space to rear.

Location

Ipswich is a town with lots to offer including restaurants, cinema, plenty of activities, Ipswich football stadium and the town centre which offers a wealth of amenities.

Directions

Using a SatNav, please use IP3 8HX as the point of destination.

Important information

Tenure - Freehold.
Services - we understand that mains gas, electricity, water and drainage are connected to the property.
Council tax band D.
EPC rating: C

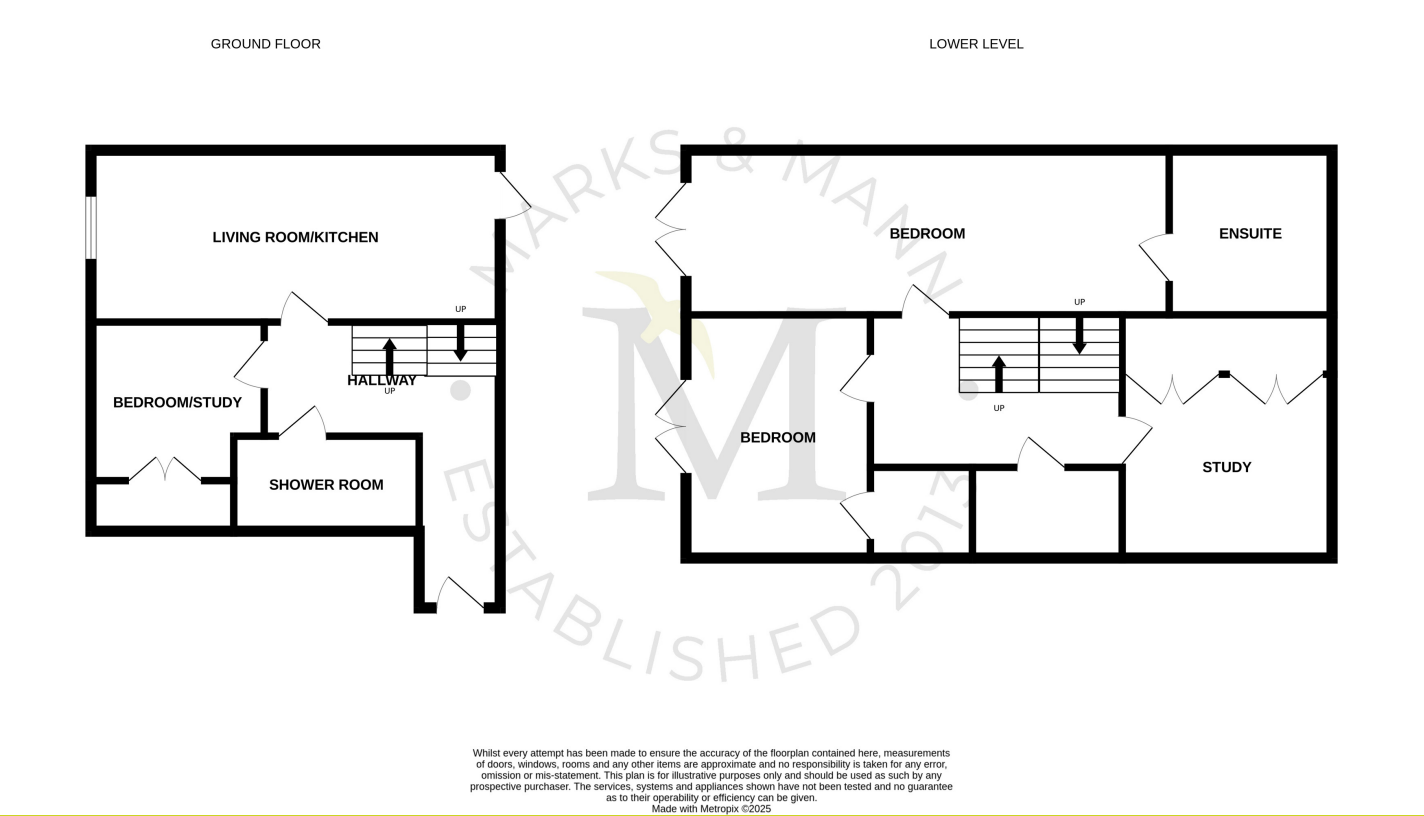
Disclaimer

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. New build properties - the developer may reserve the right to make any alterations up until exchange of contracts.

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.

Council Tax Band
At the time of writing the council tax band for this property is band D.

Ribbans Park Road, Ipswich



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

