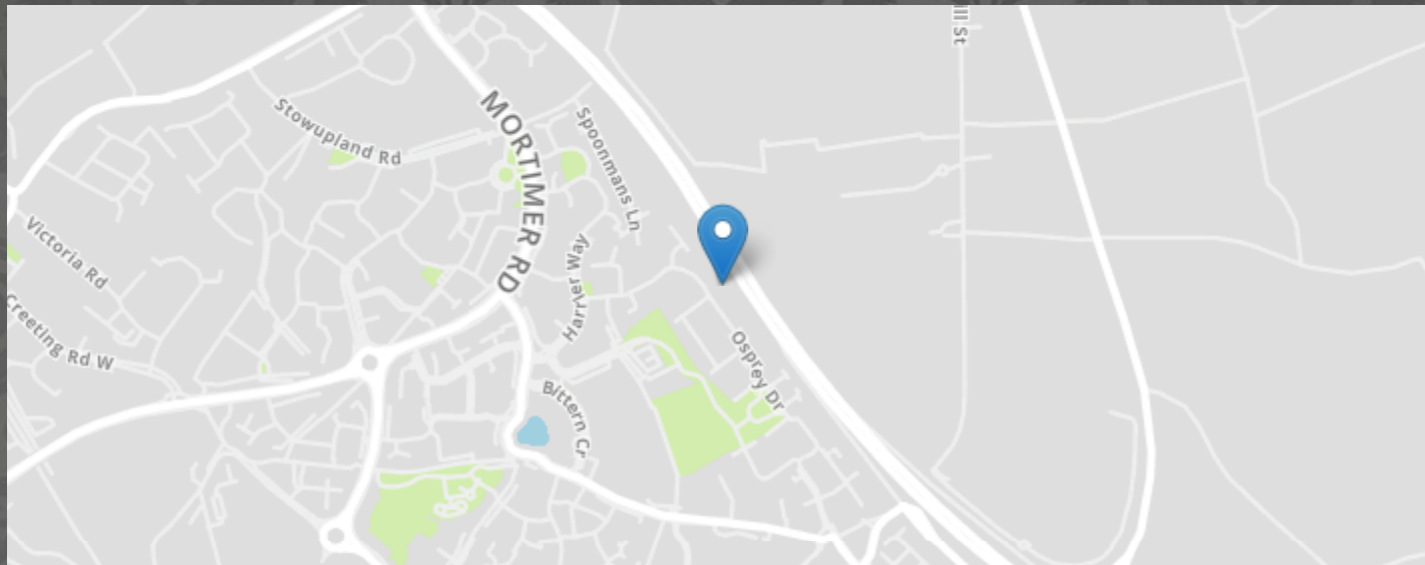


Osprey Drive, Stowmarket



MARKS & MANN



- ALLOCATED CAR PARKING SPACES
- TWO DOUBLE BEDROOMS
- WC
- EASILY MAINTAINED GARDEN
- DMEV SYSTEM

- CHAIN FREE HOUSE
- EN-SUITE AND FAMILY BATHROOM
- LARGE RECEPTION AREA
- CLOSE TO TOWN



Osprey Drive, Stowmarket

NO ONWARD CHAIN Welcoming to market this THREE BEDROOM end of terrace house. The property sits in a cul-de-sac location off of Osprey Drive main road. This property has high hedges to the side offering extra privacy, a side gate to access the garden and has the benefit of having TWO ALLOCATED PARKING SPACES. The property has two double bedrooms and one single bedroom. The garden is easily maintained and has a mostly laid to lawn area with a patio area and sheltered section, there is a shed at the end of the garden.

MARKS & MANN

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Website www.marksandmann.co.uk

£250,000 Offers in Excess of

Osprey Drive, Stowmarket

Osprey Drive, Stowmarket

Kitchen/Diner

2.40m x 5.31m (7' 10" x 17' 5") A well presented kitchen area with fitted floor and overhead units, there is an integrated oven with overhead extractor fan. There are spotlights featured above the kitchen and a single light over the dining area. The dining area has a bay window which overlooks the front garden. There is laminate flooring throughout with neutral décor and one featured wall.

Reception

4.59m x 3.70m (15' 1" x 12' 2") A large reception area with fitted carpets and grey décor. There is a good size under stair cupboard accessed through here. There is a good size double glazed window providing natural light to flow throughout, there are double french doors leading into the patio area of the garden.

WC

1.05m x 1.70m (3' 5" x 5' 7") Fitted with a WC and wash basin.

Bathroom

2.09m x 2.39m (6' 10" x 7' 10") A well presented and modernised bathroom with a three piece suite including bath with shower head attachment, WC and wash basin. There are large fitted floor tiles and large featured wall tiles behind the WC and wash basin and around the bath.

Main Bedroom

2.51m x 4.05m (8' 3" x 13' 3") A good sized double bedroom with numerous electric sockets, this bedroom has the benefit of having a double fitted wardrobe and en-suite. The en-suite has a fitted walk in shower, WC and wash basin.

Bedroom Two

2.51m x 3.54m (8' 3" x 11' 7") A spacious double bedroom overlooking the rear garden, This has fitted carpets and neutral décor.

Bedroom Three

2.09m x 2.59m (6' 10" x 8' 6") A single bedroom with fitted carpet. This would provide a good space for an at home office or nursery. The double glazed window overlooks the front of the property.

Outside

An easily maintained front garden with two allocated parking spaces. There is a gate with side access to the rear garden. The rear garden has a patio area and laid to lawn area, there is a garden shed to the rear. The rear garden is fully enclosed and has a gate to the back.

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

Disclaimer

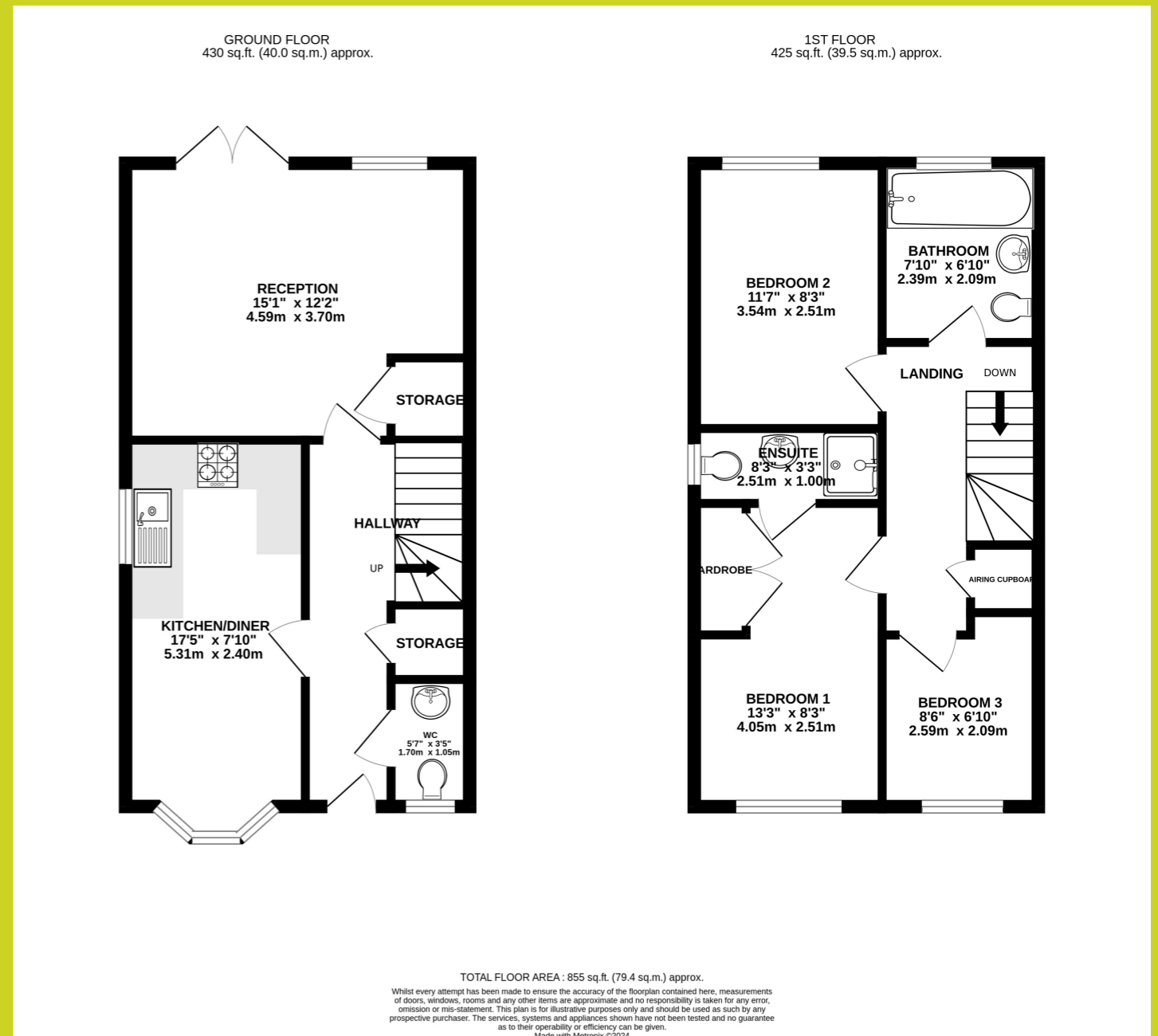
In accordance with Consumer Protection from Unfair Trading Regulations, Marks and Mann Estate Agents have prepared these sales particulars as a general guide only. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct but any intending purchaser 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.

Directions

Using a SatNav, please use IP14 5FT 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 - C
EPC rating - C



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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		90
(69-80)	C	77	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	