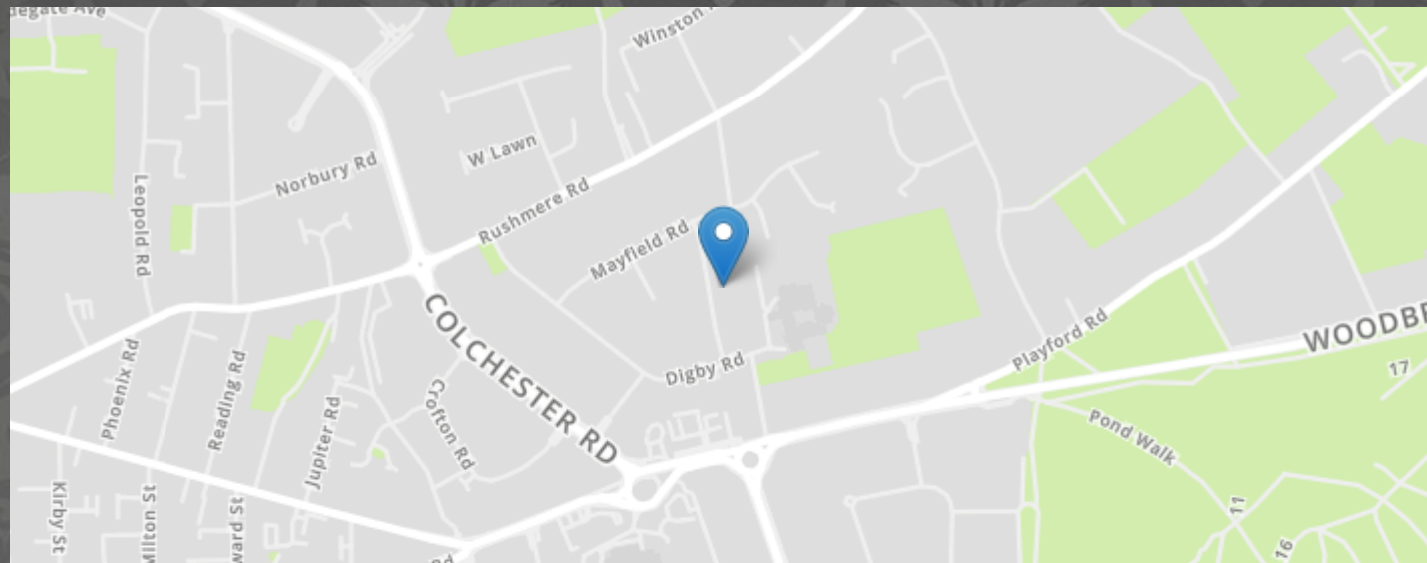


Ladywood Road, Ipswich



- OFF ROAD PARKING
- GARDEN
- EXTENDED
- DOUBLE GLAZED
- SEMI DETACHED
- THREE BEDROOM
- GAS CENTRAL HEATING
- CLOAKROOM

MARKS & MANN

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MARKS & MANN



Ladywood Road, Ipswich

We are delighted to be marketing this well kept and well presented extended three bedroom semi-detached home. The property is situated on a quiet road close to amenities and schools.

Internally the property benefits from, on the ground floor: Porch, entrance hall, living room, kitchen/diner/sitting space and cloakroom. To the first floor: Landing, bedroom one, bedroom two, bedroom three and the family bathroom. Externally the property benefits from off road parking for multiple vehicles and a generous garden to the rear aspect.

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

£375,000

Ladywood Road, Ipswich

Porch

Front door.

Entrance hall

Front door, storage cupboard, double glazed window to side aspect, radiator.

Living room

3.315m x 5.936m (10' 11" x 19' 6")
Double glazed window to front aspect, radiator, fire place.

Kitchen/diner

3.35m x 6.78m (11' 0" x 22' 3")
Extractor, double glazed window to side aspect, ceiling spot lights, sink/draining board, French doors to rear aspect, radiator.

Study/sitting area

2.53m x 4.84m (8' 4" x 15' 11")
Double glazed window to rear aspect, radiator.

Cloakroom

Double glazed window to side aspect, low level WC, hand wash basin, radiator.

Landing

Radiator, storage cupboard/boiler housing, double glazed window to front aspect.

Bedroom one

3.644m x 3.295m (11' 11" x 10' 10")
Double glazed window to front aspect, radiator.

Bedroom two

3.305m x 3.117m (10' 10" x 10' 3")
Double glazed window to rear aspect, radiator.

Bedroom three

2.096m x 2.718m (6' 11" x 8' 11")
Double glazed window to rear aspect, radiator.

Bathroom

Low level WC, double glazed window to side aspect x2, bath with shower over, heated towel rail, ceiling spot lights.

Garden

Patio, lawn, garden shed.

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 IP4 3NH 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: TBC

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 C.

Ladywood Road, Ipswich



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

