



CORNERSTONE
RESIDENTIAL ESTATE AGENTS

WESTHOLME CLOSE, WOODBRIDGE, IP12 4BE

TENURE : FREEHOLD

GUIDE PRICE £595,000

- Detached Chalet Bungalow
- Two Bathrooms
- G.C.H & D.G Windows
- Four Bedrooms
- Garage & Driveway
- No Onward Chain

THE ACCOMMODATION



Entrance Hall with stairs off to the first floor and doors to...

Living Room *4.86m x 3.64m (15' 11" x 11' 11")*

With open fire place, window to rear and double doors leading to the...

Kitchen/Diner

An open plan space with two distinct areas...



Dining Area *4.54m x 2.72m (14' 11" x 8' 11")*

With double doors overlooking and giving access to the rear garden, door back to the hallway and open to the...

Kitchen Area *4.54m x 3.08m (14' 11" x 10' 1")*

Fitted with wall and base units, inset sink/drain unit, gas hob, electric oven, window to rear and door to the garden, and door to the...

Utility Room *2.62m x 2.29m (8' 7" x 7' 6")*

With gas-fired boiler, plumbing for washing machine, door back to the hallway and doors to the Garage and the...



Study / Bedroom Four *3.94m x 2.37m (12' 11" x 7' 9")*
(max measurements provided) dual aspect windows.

Bedroom Two *3.64m x 3.61m (11' 11" x 11' 10")*

A generous double bedroom with window to front aspect.

Bedroom Three *3.97m x 3.04m (13' x 10')*

Another generous double bedroom with window to front aspect.

Bathroom

Fitted with a panelled bath, shower enclosure, wash basin and WC.

First Floor Landing

With storage and doors to...

Bedroom One *4.09m x 3.96m (13' 5" x 13')*

A good double room with eaves storage, fitted wardrobe and window looking towards Kingston Playing Field and the river beyond.

Bathroom

Fitted with a panelled bath, wash basin and WC, and a door to...

Dressing Room / Store *3.97m x 1.71m (13' x 5' 7")*

With skylight window.

Outside

The property is approached over a driveway providing off road parking and access to the garage. There's paving and planting beds to the front and a side gate leads to a rear garden, which has a decked area, patio, lawn and planting beds.

THE PROPERTY & LOCATION

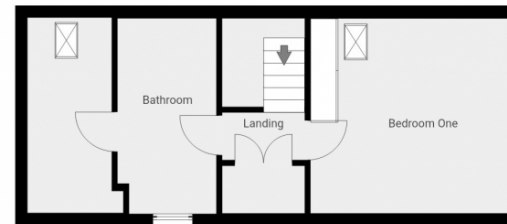
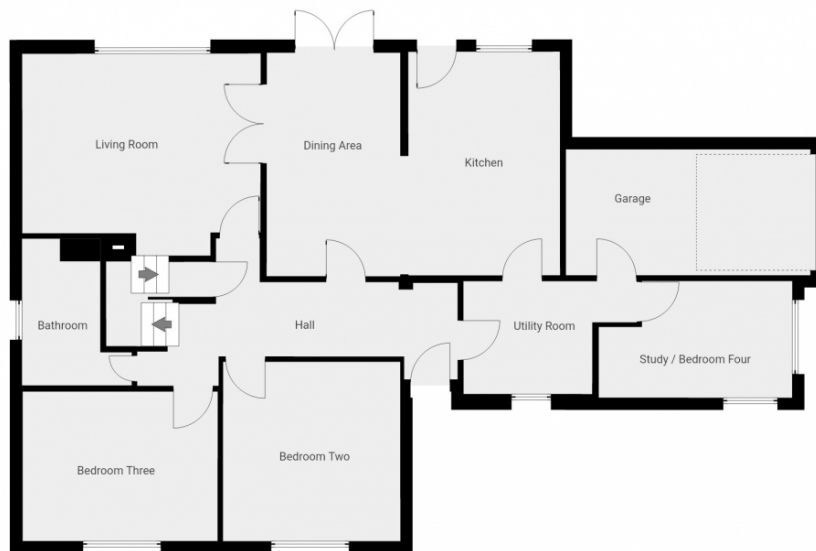
A spacious detached chalet bungalow situated in a desirable cul-de-sac within Woodbridge. This flexible home offers generously proportioned accommodation of over 1660 square feet and comprises an entrance hall, living room, kitchen/diner, four bedrooms, two bathrooms, utility and garage. There's off road parking, gas central heating and no onward chain.

The historic, picturesque town of Woodbridge lies on the banks of the River Deben and is popular with sailing enthusiasts and those wishing to enjoy the pace of life that a Suffolk, Market Town has to offer. Old Barrack Road is ideally situated for local amenities and services including shops and schools and a good eating pub nearby. It's also great for access into the Town Centre or out of the town on the A12 to Ipswich and beyond.

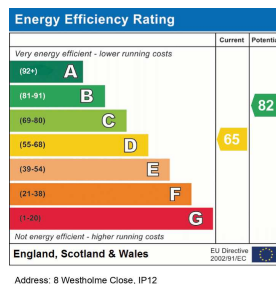


TO ARRANGE A VIEWING OF THIS PROPERTY OR

TO SEE HOW WE CAN HELP YOU MOVE CALL US ON 01394 547000



While we try to be as accurate as possible with our Floorplans, they are intended as a guide only and therefore should not be relied upon



Council Tax Banding : D

We understand from our vendor that the property is connected to a mains gas supply, electricity, water and drainage.

Please visit Ofcom - to view the mobile and network coverage



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Disclaimer

Whilst every care has been taken in the preparation of these particulars, and they are believed to be correct, they are not warranted and intending purchasers/lessees should satisfy themselves as to the correctness of the information given