



CORNERSTONE
RESIDENTIAL ESTATE AGENTS

TOWER FIELD ROAD, RENDLESHAM, IP12 2UL

TENURE : FREEHOLD

OFFERS OVER £350,000

- Detached House
- Lounge/Diner
- Utility Room
- Four Bedrooms
- Kitchen/Breakfast Room
- Generous Garden & Driveway

THE ACCOMMODATION



Entrance Hall

A welcoming hallway with cloaks cupboard, stairs off to the first floor with large understairs storage space, and doors to...

Cloakroom Fitted with a WC and wash basin.

Kitchen/Breakfast Room 5.99m x 3.73m (19' 8" x 12' 3") (Max measurements) A generously proportioned kitchen/diner; perfect for modern family living. The kitchen is fitted with an extensive range of wall and base units with work surfaces over, built-in electric double oven, electric hob and cooker hood, tiled splashbacks, plumbing for dishwasher, tiled floor, window to rear aspect and there's plenty of space for a good-sized dining table, glazed double doors leading out to the rear garden, a door leading to the living room and to the...



Utility Room 1.68m x 1.57m (5' 6" x 5' 2")

A useful space with plumbing for washing machine.

Living Room 3.76m x 3.30m (12' 4" x 10' 10")

With sliding patio doors leading out to the rear garden and open to the...

Dining Area 3.71m x 3.66m (12' 2" x 12')

With window to front aspect and open to the hallway.

First Floor Landing

With generous cupboard and doors to...



Bedroom One & En-Suite 3.78m x 3.48m (12' 5" x 11' 5")

A large double bedroom with window to rear aspect overlooking the garden and built-in double wardrobe. Door leading to and En-Suite Shower Room, fitted with a shower enclosure, WC and wash basin.

Bedroom Two 3.38m x 3.23m (11' 1" x 10' 7")

A second large double bedroom with window to rear aspect and built-in double wardrobe.

Bedroom Three 3.66m x 2.69m (12' x 8' 10")

With window to front aspect and built-in wardrobe.

Bedroom Four 2.95m x 2.72m (9' 8" x 8' 11")

With built-in storage and window to front aspect.

Family Bathroom Fitted with a panelled bath, WC and wash basin.

Outside To the front of the property is a very well-stocked garden with a variety of shrubs and flowers with a driveway to the side providing off road parking for several vehicles, access to the outside integral store room and to the rear garden. The rear garden is a very good size, benefiting from an additional parcel of land when originally divided. There's a patio area near the house, leading to a lawned area, a further seating area and well stocked beds with shrubs, flowers and fruit trees. There's also a greenhouse and wood-paneled shed.

THE PROPERTY & LOCATION

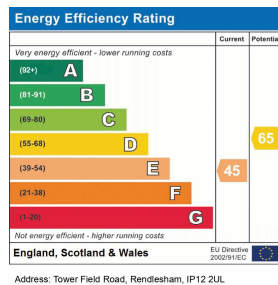
A substantial and flexible family home situated in a popular location within Rendlesham. The property comprises an entrance hall, cloakroom, lounge/dining area, kitchen/breakfast room, utility, four double bedrooms, an en-suite shower room and family bathroom. There's an abundance of storage, a generous garden and driveway. The property is in need of some updating, and may be available with no onward chain.

Rendlesham is situated approximately six miles from the riverside town of Woodbridge and offers a good level of amenities including a convenience store, NHS Dental Practice and regular bus service in to Woodbridge. There is a modern primary school, (rated Good by Ofsted), and nearby Rendlesham Forest offers beautiful natural surroundings and pleasant walks. To the north, along the coast, Aldeburgh is approximately 15 minutes by car.



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 : C

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



42 MARKET HILL, WOODBRIDGE, SUFFOLK, IP12 4LU
T:01394 547000 E:WOODBRIDGE@CR-EA.CO.UK W:CR-EA.CO.UK
CORNERSTONE RESIDENTIAL LTD IS A REGISTERED COMPANY IN ENGLAND & WALES
REGISTERED NUMBER: 9421778
REGISTERED OFFICE: 42 MARKET HILL, WOODBRIDGE, IP12 4LU

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