

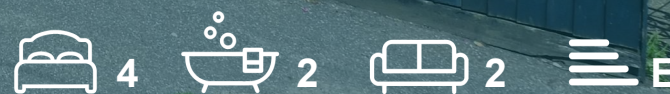


Rock Estates



Uvedale Farmhouse, 11 Coddensham Road
Needham Market, Ipswich, IP6 8AX

£400,000



**Uvedale Farmhouse, 11
Coddensham Road**
Needham Market, Ipswich, IP6 8AX

Situated just a stone's throw away from Needham Market high street is this remarkable detached Grade II listed period property. Full of potential this property is situated on a deceptively large plot and offers ample living space, and large gardens to the front and rear of the property.

Internally this period property consists of multiple reception rooms, a kitchen/breakfast room, large utility/ workshop, a ground floor shower room and first floor bathroom, and four bedrooms. The surprisingly large gardens are well-established and surround the property, where there is a variety of mature trees, shrubs and plants as well as access to the garage.

The property's period charm shines through with its exposed beams and brickwork, adding character and warmth to the living spaces. There is easy access to all the amenities and conveniences the town has to offer such as the local independent shops, post office and public houses.





Entrance Hall
Window to side with secondary glazing. Doors to:

Breakfast Room

11'3" x 8'0" (3.43 x 2.44)

Window to side with secondary glazing. Radiator. Stairs to first floor. Doors to:

Shower Room

Window with secondary glazing. Shower cubicle. Low level W.C. Tiled walls. Extractor fan. Radiator.

Kitchen

13'5" x 8'11" (4.09 x 2.74)

Two windows to rear with secondary glazing. Wall and floor units. Laminate worktop. Inset sink. Integral oven and gas hob with extractor hood over. Part tiled walls. Space for washing machine and dishwasher. Tiled floor.

Utility/ Workshop

16'11" x 15'10" (5.18 x 4.83)

Window to rear. Storage cupboard. Door to rear garden.

Dining Room

14'4" x 13'5" (4.37 x 4.11)

Sash windows with secondary glazing to front. Picture rail. Radiator.

Living Room

16'2" x 15'3" (4.93 x 4.67)

Sash windows with secondary glazing to side and front. Fireplace. Two radiators. Door to front.

Landing

Loft access. Exposed beams.

Bedroom One

17'5" x 12'7" (5.33 x 3.84)

Window to side and secondary glazing. Exposed floorboards. Fireplace. Built in cupboard. Radiator.

Bedroom Two

12'11" x 11'1" (3.96 x 3.40)

Sash window to front and secondary glazing. Built in cupboard. Radiator.

Bedroom Three

16'0" x 8'7" (4.88 x 2.62)

Sash window to front and secondary glazing. Exposed beams. Radiator.

Bedroom Four

12'11" x 8'7" (3.96 x 2.64)

Window to side and secondary glazing. Exposed beams. Radiator.

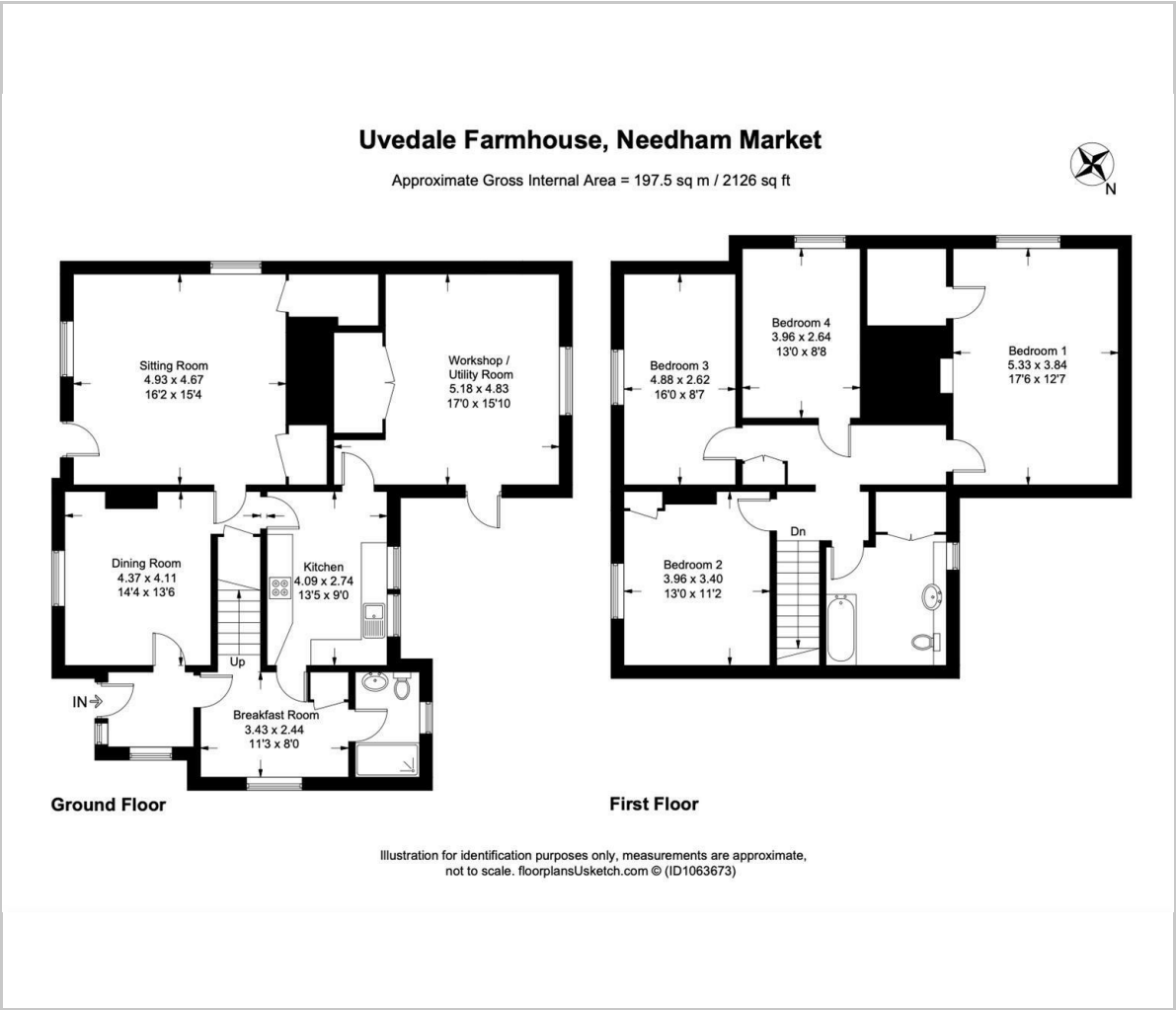
Bathroom

Window with secondary glazing to rear. Built in unit with cupboards and inset sink and low level W.C. Bath. Tiled walls. Shaver point. Coving. Radiator.

Gardens

Well established gardens creating a private oasis that surround the property. The rear garden is predominantly laid to lawn and mature trees, shrubs and plants line the borders of the garden. An iron gate to the side offers access to the front of the property.

Floor Plan



Viewing

Please contact our Rock Estates Office on 01449 723441 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

