



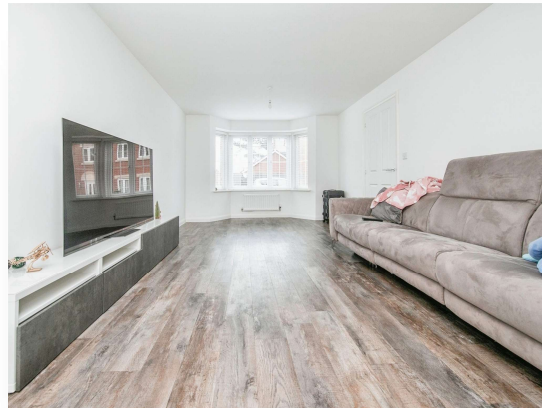
**Ribbans Park Road, Ipswich IP3 8XS**



**welcome to**

**Ribbons Park Road, Ipswich**

**\*\*STUNNING DETACHED FAMILY HOME \*\*FIVE BEDROOMS \*\*OPEN PLAN KITCHEN/DINER \*\*CLOAKROOM \*\*UTILITY AREA \*\*STUDY \*\*EN-SUITE  
\*\*FIRST FLOOR BATHROOM \*\*OFF ROAD PARKING \*\*DETACHED GARAGE \*\*VIEWINGS HIGHLY RECOMMENDED**



## **Entrance Door Into-**

### **Hallway**

Stairs to first floor.

### **Study**

8' 11" x 6' 11" ( 2.72m x 2.11m )

Double glazed window to the front.

### **Living Room**

21' 3" Into Bay x 12' 5" ( 6.48m Into Bay x 3.78m )

Double glazed bay window to the front and window to the side. French doors into-

### **Kitchen/diner**

26' 2" x 11' 3" ( 7.98m x 3.43m )

One and a quarter sink unit with mixer taps over. Adjoining work surface with under cupboards and drawers and matching base units. Built in double electric ovens with fitted gas hob and extractor hood over. Fitted dishwasher and fridge freezer. Wall mounted boiler with double glazed doors and windows to the rear.

### **Utility Area/cloakroom**

6' 11" x 6' 2" ( 2.11m x 1.88m )

Space for washing machine, with work surface. Pedestal wash hand basin and low-level W/C. Obscured double glazed window to the side.

### **Landing**

Access to loft and built in airing cupboard.

### **Bedroom One**

19' 9" Into Bay x 12' 8" ( 6.02m Into Bay x 3.86m )

Double glazed bay window to the front and fitted wardrobes.

### **En-Suite**

Three-piece suite comprising of shower cubical, vanity wash hand basin and low-level W/C. Tiled flooring and walls. Obscured double glazed window to the side.

### **Bedroom Two**

10' 2" x 9' 11" ( 3.10m x 3.02m )

Double glazed window to the rear and fitted wardrobe.

### **Bedroom Three**

11' 11" x 8' 4" ( 3.63m x 2.54m )

Double glazed window to the rear.

### **Bedroom Four**

10' 1" x 9' 4" ( 3.07m x 2.84m )

Double glazed window to the front.

### **Bedroom Five**

10' x 8' 1" ( 3.05m x 2.46m )

Double glazed window to the rear.

### **Bathroom**

Three-piece suite comprising of enclosed bath with shower over, pedestal wash hand basin and low-level W/C. Half tiled with obscured double glazed to the side.

### **Outside**

#### **Front Garden**

Mostly laid to lawn with brick paving to the side for off road parking leading to a detached garage.

#### **Garage**

Up and over door and power and light.

#### **Rear Garden**

Enclosed by panel fencing and mainly laid to lawn. Seating area.



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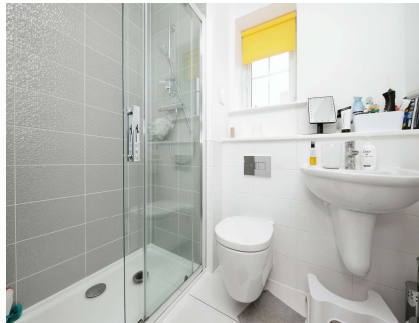
## **Ribbans Park Road, Ipswich**

- Ribbans Park Development
- Five Bedroom Detached House
- Study
- Open Plan Kitchen Diner
- Cloakroom

Tenure: Freehold EPC Rating: B

offers in excess of

**£500,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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**william h brown**



**01473 721965**



[IpswichEast@williamhbrown.co.uk](mailto:IpswichEast@williamhbrown.co.uk)



33 Woodbridge Road East, IPSWICH, Suffolk,  
IP4 5QN



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**