



The Avenue, Martlesham Heath Ipswich IP5 3QL

welcome to

The Avenue, Martlesham Heath Ipswich

****MARTLESHAM PARK HOME** **ENSUITE AND DRESSING ROOM TO BEDROOM ONE** **KITCHEN AND UTILITY ROOM** **OPEN PLAN LIVING AND DINING AREA** **SEPARATE STUDY** **GARAGE AND OFF ROAD PARKING** **VIEWING ADVISED****



Entrance Hall

Entrance door with matching side panel to hall, double doors lead into the Living/Dining area, and doors off to Kitchen, Study, Bedroom One, Bedroom Two and Bathroom.

Living/Dining Room

19' 6" max x 14' 9" max (5.94m max x 4.50m max)
Windows to front aspect and side aspect. Feature fireplace

Kitchen

10' 7" x 9' 3" (3.23m x 2.82m)
Window to rear aspect. Range of floor and wall units with co-ordinated work surfaces. Integrated oven, hob and extractor. Integrated fridge. Doorway leading to the utility room.

Utility Room

7' 4" x 5' 6" (2.24m x 1.68m)
Door to rear leading to garden, built in airing cupboard.

Study

6' 6" x 6' 1" (1.98m x 1.85m)
Window to front aspect.

Bedroom One

10' 7" x 9' 4" (3.23m x 2.84m)
Window to rear aspect, doors to dressing room and en-suite

Dressing Room

With shelving and hanging space

Ensuite Shower Room

Window to side aspect, three-piece white suite comprising of wash hand basin, low level wc and shower cubicle.

Bedroom Two

10' 3" x 9' 3" (3.12m x 2.82m)
Window to front aspect, built in wardrobes.

Shower Room

Window to front aspect. Three-piece suite comprising of low level wc, wash hand basin and shower cubicle.

External Details

To the front of the property is a driveway leading to the garage, which also has a separate courtesy door to the side. The front garden has been hard landscaped with a stepped pathway leading to the entrance door.

To the rear there are steps from the back of the property leading to the garden, which has a mature feel with a range of established shrubs and plants.



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The Avenue, Martlesham Heath Ipswich

- TWO BEDROOM PARK HOME
- SEPARATE STUDY
- KITCHEN AND UTILITY
- OFF ROAD PARKING AND GARAGE
- OPEN PLAN LIVING AREA

Tenure: EPC Rating: Exempt

£250,000



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Please note the marker reflects the postcode not the actual property

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Property Ref:
IPW103326 - 0011

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