

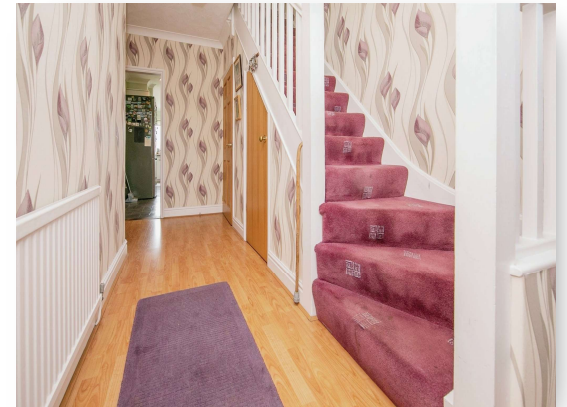


Foxhall Road, Ipswich IP4 5TE

welcome to

Foxhall Road, Ipswich

****EXCELLENT FAMILY HOME** **IMPRESSIVE PLOT** **EAST IPSWICH** **GARAGE AND OFF ROAD PARKING** **KITCHEN/DINING ROOM
OVERLOOKING GARDEN** **VIEWING HIGHLY RECOMMENDED****



Entrance Hall

Lounge/Dining Room

25' 7" x 11' (7.80m x 3.35m)

Window to front aspect. Brick built open feature fireplace with tiled hearth. Wall lights.

Kitchen/Breakfast

20' 8" x 19' (6.30m x 5.79m)

Ideally located to the rear of the property with window to the rear overlooking the garden, and a door to the side leading to the utility room. The kitchen has a wide range of floor and wall units with a co-ordinated work surface over, integrated oven, hob and extractor, one and a half sink drainer unit with mixer tap over. In the breakfast area there are patio doors to rear leading to the garden.

Utility Room

9' 9" x 9' 6" (2.97m x 2.90m)

Fitted with a range of floor and wall units with co-ordinated work surfaces, splash back tiling, space for tumble dryer, space for washing machine, window to rear, door to garden and door to garage.

First Floor Landing

Access to all bedrooms and family bathroom.

Bedroom One

13' 7" x 11' (4.14m x 3.35m)

Window to front and door to ensuite shower room.

En-Suite Shower Room

6' 9" x 6' 1" (2.06m x 1.85m)

Window to front aspect. Three-piece suite comprising of shower, wash hand basin and low-level WC. Extractor fan.

Bedroom Two

12' 1" x 11' (3.68m x 3.35m)

Window to rear, airing cupboard housing the water tank.

Bedroom Three

9' 9" x 8' 6" (2.97m x 2.59m)

Window to rear aspect.

Bedroom Four

10' 5" x 9' 9" (3.17m x 2.97m)

Window to front aspect, built in wardrobes with sliding mirror doors.

Bathroom

Window to rear, corner bath with shower over and tiling to splashbacks, low level WC, wash hand basin.

Outside Rear

The rear garden is laid to lawn. The generous plot benefits from beginning mainly laid to lawn and has a sandstone patio. There is a pedestrian access gate and two sheds which we are advised will remain.

Outside Front

To the front of the property is off road parking area, for multiple vehicles.

Former Garage

10' 8" x 9' 10" (3.25m x 3.00m)

The garage, being a smaller size, is ideal for use as an office or gym. An early viewing is advised to appreciate the space.



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welcome to

Foxhall Road, Ipswich

- Detached Family Home
- East Ipswich
- Good Schools Nearby
- Impressive Garden
- Four Double Bedrooms

Tenure: Freehold EPC Rating: D
Council Tax Band: E

£490,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
IPW103649 - 0006

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