



**Morris Way, Needham Market Ipswich IP6 8TD**



**welcome to**

**Morris Way, Needham Market Ipswich**

This mid-terraced three bedroom house is situated in Needham Market. With a modern kitchen and bathroom, garage and off street parking it is an ideal family home, therefore viewings on this property are highly recommended.



## **Accommodation**

### **Porch**

The property is entered through a part glazed front door into the entrance porch with inner door to lounge.

### **Lounge**

14' 4" x 12' ( 4.37m x 3.66m )

Window to front, gas fire and surround, stairs to the first floor, TV point, radiator and carpeted flooring.

### **Kitchen**

14' 4" x 11' 9" ( 4.37m x 3.58m )

Two windows to rear, door to rear garden, fitted with a range of walls and base units with rolled edge work surfaces incorporating a stainless steel single sink and drainer with mixer tap, cooker point with extractor over, space for fridge freezer, washing machine, radiator and luxury vinyl flooring.

### **First Floor Landing**

Access to loft, airing cupboard, carpeted flooring and doors to bedrooms.

### **Bedroom One**

11' 4" x 9' 5" ( 3.45m x 2.87m )

Two windows to front, radiator and strip wood flooring

### **Bedroom Two**

8' 6" x 7' 6" ( 2.59m x 2.29m )

Window to rear, radiator, carpeted flooring.

### **Bedroom Three**

Window to rear, radiator and carpeted flooring.

### **Family Bathroom**

Fitted with a suite comprising a panelled bath with shower over with glass screen, vanity sink with mixer tap, back to wall WC, fully tiled walls, heated towel rail and vinyl flooring.

### **Outside**

#### **Rear Garden**

Fence enclosed with rear access gate, patio and

shingle areas.

### **Front Garden**

Storage shed and off street parking for one car.

### **Garage**

Garage en bloc with up and over door.



**view this property online** [williamhbrown.co.uk/Property/SMK103726](http://williamhbrown.co.uk/Property/SMK103726)



welcome to

## Morris Way, Needham Market Ipswich

- Three bedrooms
- Garage and driveway
- Enclosed garden
- Close to amenities
- Popular location

Tenure: Freehold EPC Rating: C

offers in excess of

**£235,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/SMK103726](http://williamhbrown.co.uk/Property/SMK103726)



Property Ref:  
SMK103726 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01449 614459**



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



10 Wilkes Way, STOWMARKET, Suffolk, IP14 1DE



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