



**Aspall Road, Debenham Stowmarket IP14 6QA**

**welcome to**

**Aspall Road, Debenham Stowmarket**

Situated in the heart of Debenham is this delightful five bedroom character property with extension to the rear. Offered for sale with two parking spaces this property should not be missed!



## Accommodation

### Entrance Hall

The property is entered via a part glazed front door into the entrance hall with stairs leading to the first floor, built in cupboard and ceramic tiled flooring.

### Living Room

15' x 13' 8" ( 4.57m x 4.17m )

Sash window to front, Inglenook fireplace with wood burner, exposed beams, built in cupboard, TV point, electric heater and brick flooring.

### Reception Two

15' 2" x 11' 1" ( 4.62m x 3.38m )

Sash window to front, fireplace, exposed beams, built in cupboard, wall lights and wooden flooring.

### Hall / Study

8' 3" x 11' 7" ( 2.51m x 3.53m )

Windows and door to rear, stairs leading to the first floor, spot lights, exposed beams, built in double cupboard, exposed beams, wooden flooring.

### Kitchen

17' 9" x 13' 7" ( 5.41m x 4.14m )

Windows to rear and side, Velux window, door to rear garden, fitted with a range of wall and base units with wooden work tops incorporating a double butler sink with mixer tap, space for Aga with extractor over, electric hob, space for fridge, spot lights, stripped wood and ceramic tiled flooring.

### Shower Room

Window to rear, fitted with a shower cubicle, a pedestal wash hand basin and a low level W.C, extractor fan, picture rail, part tiled walls and ceramic tiled flooring.

### First Floor Landing

Window to rear, part wood panelled walls, radiator and carpeted flooring.

### Bedroom One

15' 3" x 13' 3" ( 4.65m x 4.04m )

Sash window to front, fireplace, wall lights, built in cupboard, stripped wood flooring, door to front landing.

### Bedroom Two

15' 2" x 10' 7" ( 4.62m x 3.23m )

Sash window to front, fireplace, exposed beams, electric heater, carpeted flooring, door to front landing.

### Bedroom Three

11' 7" x 8' 3" ( 3.53m x 2.51m )

Window to rear, wall lights, part wood panelled walls, electric heater and stripped wood flooring.

### Family Bathroom

Window to rear, fitted with a panelled bath with electric shower over and screen, a pedestal wash hand basin and a low level W.C, extractor fan, part wood panelled walls, part tiled, heated towel rail and stripped wood flooring.

### Front Landing

Window to front, exposed beams, stairs to ground floor and loft rooms.

### Bedroom Four

13' 5" x 11' ( 4.09m x 3.35m )

Two windows to rear, window to side, exposed beams and carpeted flooring.

### Bedroom Five

11' 6" x 9' 5" ( 3.51m x 2.87m )

Two windows to rear, exposed beams and carpeted flooring.

## Outside

### Rear Garden

Wall and fence enclosed with patio and lawn areas, brick pathway leading to the rear access gate, timber shed, flower and shrub borders.

### Outbuilding / Store

11' 7" x 6' 2" ( 3.53m x 1.88m )

Windows to rear and side with a glazed door.

### Parking

Two allocated parking spaces are located to the front of the property.



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## Aspall Road, Debenham Stowmarket

- Five bedrooms
- Study area
- Two receptions
- Extended kitchen
- Two off street parking spaces

Tenure: Freehold EPC Rating: F

offers in excess of

**£650,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SMK103741 - 0004

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