









# welcome to

# **Treeview, STOWMARKET**

A well presented two bedroom second floor apartment offering walking distance to the town centre and station. The property benefits from two bedrooms, lounge/kitchen area and allocated off road parking.













# **Accommodation Entrance Porch**

The property is entered by the front door into the entrance hall, coved ceiling, two built in cupboards, radiator, entrance phone and carpet.

#### Lounge/Kitchen

20' 1" x 11' 7" ( 6.12m x 3.53m )

Windows to rear and side, fitted with a range of wall and base units with roll top work surfaces, single bowl sink with drainer and mixer tap, electric oven with gas hob and extractor over, space for fridge freezer, washing machine, spotlights, coved ceiling.

Tv point, radiator and vinyl flooring.

#### **Bedroom One**

14' 5"  $\max x$  8' 9" ( 4.39m  $\max x$  2.67m ) Window to front, coved ceiling, built in wardrobe, radiator and carpet.

#### **Bedroom Two**

11' 6" x 6' 8" ( 3.51m x 2.03m ) Window to rear, coved ceiling, radiator and carpet.

#### **Family Bathroom**

Panelled bath with shower over, pedestal hand wash basin with mixer tap, low level wc, coved ceiling, access to loft, extractor, part tiled walls, radiator and vinyl flooring.

Outside Communal Garden To Rear Parking

One allocated parking space is provided.





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### **Treeview, STOWMARKET**

- Second floor apartment
- Two bedrooms
- Close to town centre
- Lounge/kitchen area
- Allocated off road parking

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £150,000









Please note the marker reflects the postcode not the actual property

## view this property online williamhbrown.co.uk/Property/SMK105002



Property Ref: SMK105002 - 0003 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 quidance 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.

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