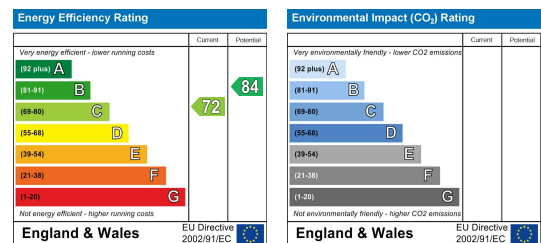




Ground Floor

First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Copyright V360 Ltd 2023 | www.houseviz.com



16 Chesterfield Drive, Ipswich IP1 6DW

£320,000

A STUNNING 3 bedroom semi detached EXTENDED house benefiting from a 34ft open plan living space, situated west Ipswich being convenient for local schools & access to A14/A12. This SPACIOUS property is IMMACULATE throughout and enjoys bi-fold doors from the kitchen/diner opening to beautiful gardens. There is a cloakroom, 1st floor bathroom, 3 bedrooms, gas central heating, double glazed windows, off road parking and garage.



THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

DATA PROTECTION ACT 1998

Please note that all personal information provided by customers wishing to receive information and/or services from the estate agent will be processed by the estate agent for the purpose of providing services associated with the business of an estate agent and for the additional purposes set out in the privacy policy (copies available on request) but specifically excluding mailings or promotions by a third party. If you do not wish your personal information to be used for any of these purposes, please notify your estate agent.

16 Chesterfield Drive, Ipswich, IP1 6DW

Ipswich

Ipswich is the county town of Suffolk and provides a comprehensive range of educational, commercial and recreational facilities and an excellent link to London Liverpool Street Railway Station (about 70 mins). The town has two shopping centres, shops, restaurants, bars, two multi screen cinemas, music & entertainment venues and many sports clubs and societies. The Waterfront docks has an on going regeneration providing an excellent marina, recently built high tech University & college, restaurants, bars and residential development.

Double glazed door to

ENTRANCE HALL:

CLOAKROOM:

W.C, hand wash basin, tiled floor and electric meter.

OPEN PLAN LOUNGE/DINER/KITCHEN: 34 x 11'8 (10.36m x 3.56m)

The lounge has a double glazed bay window to front, feature wood burner, wood flooring, radiator and opens through to the dining space and open plan kitchen with double glazed bi-fold doors to the garden. The wood flooring flows through the dining room and has tiled floor in the kitchen.

KITCHEN: 17 x 7'9 (5.18m x 2.36m)

This extended kitchen has Velux skylight windows, double glazed windows to rear and side and bi fold doors to the garden. With a range of wall and base units, integrated Bosch dishwasher, Neff double oven, gas hob with an extractor over, drawers, sink and drainer, space for appliances. There is ample work tops and breakfast bar providing an ideal entertaining space.

1st FLOOR LANDING:

Double glazed window to side, loft access with Valliant combi boiler, doors off.

BEDROOM ONE: 12'5 x 10'4 (3.78m x 3.15m)

Double glazed window to front, picture rail and radiator.

BEDROOM TWO: 10'3 x 10'3 (3.12m x 3.12m)

Double glazed window to rear, built in cupboard and radiator.

BEDROOM THREE: 9'3 x 7 (2.82m x 2.13m)

Double glazed window to front and a radiator.

BATHROOM: 7 x 6'7 (2.13m x 2.01m)

Double glazed windows to rear and side, bath with shower over and glass screen, W.C, hand wash basin, towel radiator and tiled floor and walls.

OUTSIDE:

To the front is block paving providing off road parking for at least 2 cars. A shared passage leads to the rear of the property and the garage where there is a side gate to the garden.

The well kept rear garden enjoys a patio and lawn with a range of shrubs and flower beds. The end of garden has a shingle area and further patio and pergola. The garden has fence surround with a gate giving access to the side of property and garage.

IPSWICH OFFICE:

7 Great Colman Street, Ipswich, IP4 2AA TO VIEW PLEASE CALL 01473 253366 or email ipswich@hamilton-smith.com

