



42 Princethorpe Road, Ipswich IP3 8NX

£385,000

An EXTENDED TWO bedroom DETACHED BUNGALOW situated in a sought after location in east Ipswich. This SPACIOUS home is presented in good decorative order throughout and enjoys a modern fitted kitchen, lounge/diner, a modern bathroom, double glazed windows, gas central heating, large west facing rear garden with a 22ft 8" x 15ft 4" GARAGE/WORKSOP with power and light connected and benefits from off road parking in front of the garage and to the front of the property. Call to arrange a viewing to appreciate the accommodation on offer.



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Double glazed door to...

ENTRANCE HALL:

Doors off, electric meters, loft access and is part boarded.

LOUNGE/DINER:

LOUNGE: 22'3 x 11' (6.78m x 3.35m)

This large space has a feature fire place, radiator, access to the kitchen and through to the....double glazed patio doors leading to the outside decking.

DINING ROOM: 11'2 x 11 (3.40m x 3.35m)

Double glazed patio doors leading to the outside decking, radiator and through to the kitchen.

KITCHEN: 11'5 x 10'7 (3.48m x 3.23m)

Double glazed window to rear. Fitted with a range of wall and base units, integrated dishwasher, washer/dryer, Neff gas hob and Neff electric double oven. Further units, worktops, sink and drainer, space for a fridge/freezer, cupboard housing Vaillant combi boiler.

BEDROOM 1: 12'1 x 11'2 (3.68m x 3.40m)

Double glazed bay window to front. picture rail and a radiator.

BEDROOM 2: 12'1 x 10'7 (3.68m x 3.23m)

Double glazed window to front. picture rail and a radiator.

OUTSIDE:

To the front is a block paved driveway providing off road parking, side access to the rear via a gate.

The rear is westerly facing with a decking area, steps leads down to the well kept lawn, patio, flower & shrubs. At the top of the garden is the 22ft 8" x 15ft 4" GARAGE/WORKSOP with power and light connected, useful storage in the roof, electric roller door and benefits from off road parking in front of the garage, access is via a drift off Temple Road.

IPSWICH OFFICE:

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

