

Foxhall



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Coronation Road

East Ipswich, IP4 5EN

Offers in excess of £170,000



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Front Garden

Enclosed by low brick wall with access via a metal gate with a pathway leading to the front door.

Lounge

11'9" x 10'11" (3.59m x 3.33m)

Entry via a double glazed obscure door facing the front with a double glazed obscure window above, double glazed window facing the front, high picture rails, gas fire on a tile base and surround and a door into the dining room.

Dining Room

11'8" x 10'10" (3.58m x 3.32m)

Single glazed window facing the rear, high picture rails, gas fire with a tiled background, under stairs cupboard, door into the kitchen and a door into the mid lobby that gives you access to the stairs.

Kitchen

9'1" x 7'0" (2.78m x 2.15m)

Single glazed window facing the side, wall and base fitted units with cupboards and drawers, wall mounted Chaffoteaux Maury boiler, space for a fridge freezer, built-in electric oven, gas hob and a cooker hood above, stainless steel single sink bowl and drainer unit with hot and cold taps, door to the rear lobby, tiled splash-back and tiled flooring.

Rear Lobby

7'4" x 2'7" (2.24m x 0.79m)

Double glazed obscure door to the side going out to the garden, half-tiled walls, tiled flooring and a door into the bathroom.

Bathroom

6'10" x 6'1" (2.08m x 1.85m)

Obscure double glazed window facing the side,

low-flush W.C., wall mounted wash hand basin with hot and cold taps, panel bath with hot and cold taps and tiled splash-back.

Landing

Access to the loft, doors to bedrooms one, two and three.

Bedroom One

11'9" x 10'10" (3.58m x 3.30m)

Two double glazed windows facing the front, coving, built-in storage cupboard and a feature un-used fire with a tiled base and surround.

Bedroom Two

10'10" x 8'10" (3.30m x 2.69m)

Single glazed window to the rear with a feature un-used fireplace with a tiled base and surround and built-in storage cupboard.

Bedroom Three

9'2" x 7'1" (2.79m x 2.16m)

Single glazed window to the rear.

Rear Garden

Fully enclosed north-easterly facing rear garden, enclosed by panel fencing with a shed, summerhouse, laid to lawn with flowerbed borders, a decking area, pathways, a range of mature shrubs and bushes an outside tap with a gate to the rear leading to a passageway.

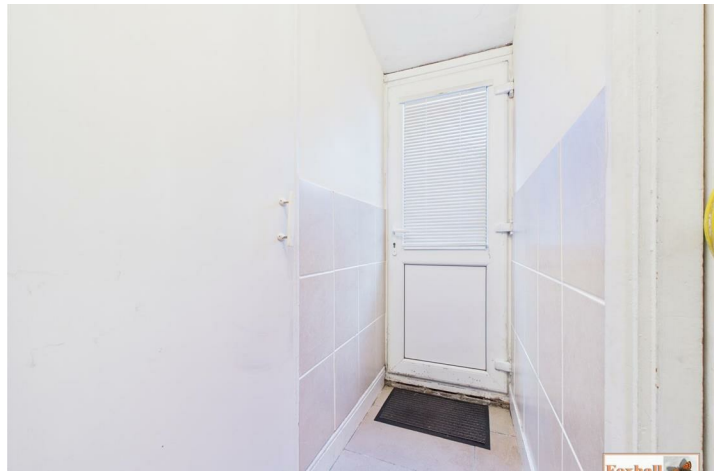
Agents Notes

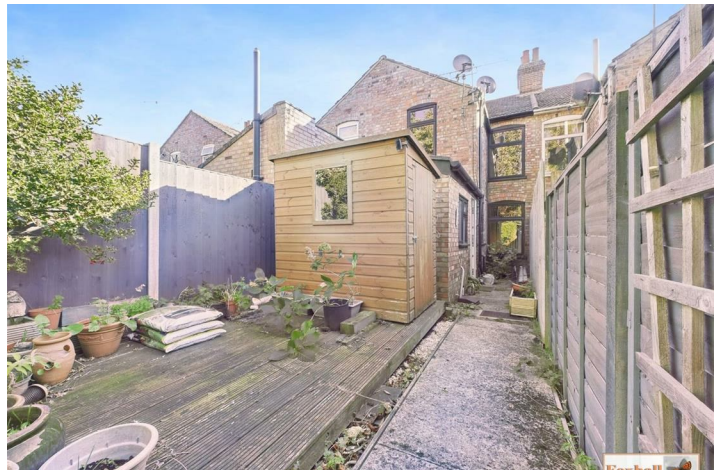
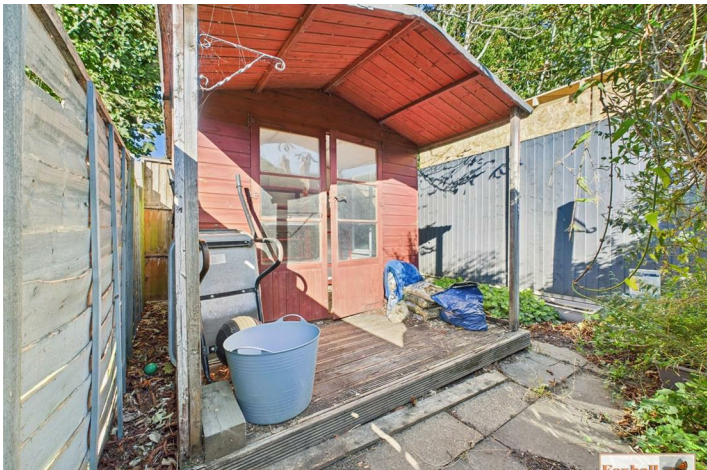
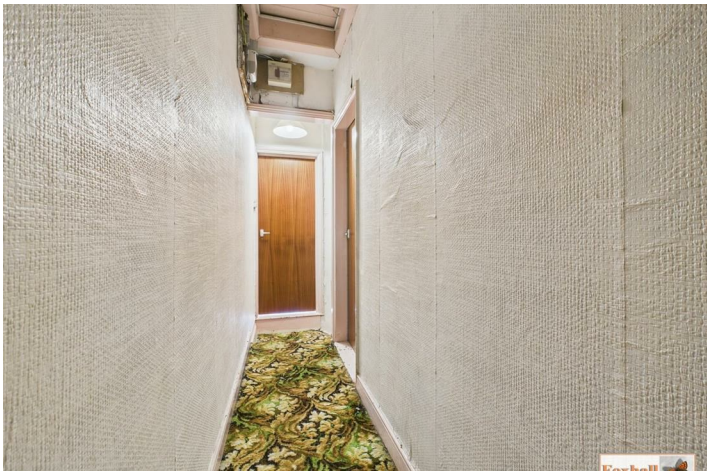
Tenure - Freehold

Council Tax Band - B

The sale of this property is subject to probate







Road Map



Hybrid Map



Terrain Map



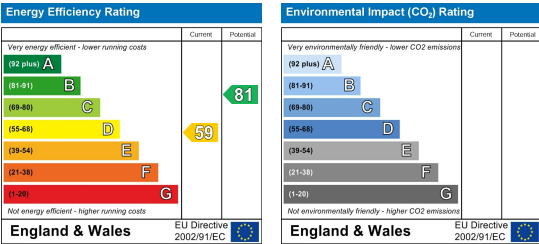
Floor Plan



Viewing

Please contact us on 01473 721133 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.