

Foxhall



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Bronze Barrow Way

Bramford, Ipswich, IP8 4FJ

Asking price £415,000



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Front Garden

Flower and shrub borders with pathway to the front door and to the side off-road parking via a driveway leading to the garage with a gate accessing the rear garden.

Entrance Hall

Entry via a double glazed obscure door facing the front with a double glazed obscure window along side it, access to the stairs, door to the under stairs storage cupboard, radiator, doors to the cloakroom W.C., open plan kitchen / dining room and the lounge with Karndean flooring.

Cloakroom W.C.

Double glazed obscure window to the front, low-flush W.C., pedestal wash hand basin with a mixer tap, radiator, tiled splash-back and Karndean flooring.

Lounge

15'10" x 11'6" (4.84 x 3.51)

Double glazed window facing the front with fitted shutters and a radiator.

Open Plan Kitchen / Dining Room

19'10" x 14'6" (6.05 x 4.43)

Double glazed double French style doors facing the rear going out into the rear garden with double glazed windows either side. Double glazed window facing the rear, plenty of room for dining, wall and base fitted units with cupboards and drawers, 1 1/2 stainless steel sink bowl and drainer unit with a mixer tap over. Double built-in oven, gas hob with a cooker hood above, roll-top worksurfaces, integrated dishwasher, integrated fridge freezer, spotlights, radiator, Karndean flooring throughout, access to a storage cupboard, breakfast bar that fits two comfortably and a door into the utility room.

Utility Room

5'10" x 5'5" (1.80 x 1.67)

Double glazed door facing the side going out into the garden, wall and base fitted units with cupboards and drawers and a work top surface with a stainless steel single sink bowl and drainer unit with a mixer tap above, plumbing for a washing machine, space for a tumble dryer, radiator, roll-top worksurfaces, a wall mounted Ideal Logic boiler which was installed on 8/11/2023 and Karndean flooring.

Landing

Access to the loft, door to an airing cupboard housing the water tank and doors to bedrooms one, two, three, four and the bathroom

Bedroom One

15'0" x 9'7" (4.59 x 2.94)

Double glazed window to the front with fitted shutters, radiator and a door to the en-suite.

En-Suite Shower Room

6'6" x 4'3" (1.99 x 1.32)

Double glazed obscure window facing the side, walk-in shower cubicle, spotlights, extractor fan, radiator, low-flush W.C., wall mounted wash hand basin with a mixer tap and tiled splash-back.

Bedroom Two

11'3" x 9'1" (3.43 x 2.78)

Double glazed window facing the rear with fitted shutters and a radiator.

Bedroom Three

10'2" x 7'8" (3.12 x 2.36)

Double glazed window facing the rear with fitted shutter and a radiator.

Bedroom Four

9'10" x 9'3" (3.00 x 2.84)

Double glazed window facing the front with fitted shutter and a radiator.

Bathroom

6'8" x 5'6" (2.03m x 1.68m)

Double glazed obscure window facing the side, extractor fan, spotlights, panel bath with mixer taps and a shower over with a glass swing screen, wall mounted wash hand basin with a mixer tap, low-flush W.C., stainless steel heated towel rail and tiled splash-back.

Rear Garden

The property benefits from one of the largest gardens on the development with a fully enclosed south-easterly facing rear garden enclosed via panel fencing with a decking area. This is perfect for seating, entertaining and alfresco dining, with an outside tap, partially covered area perfect for barbeques. Access into the garage via a double glazed door and a passageway leading to a gate giving you access to the driveway with the rear garden mostly laid to lawn.

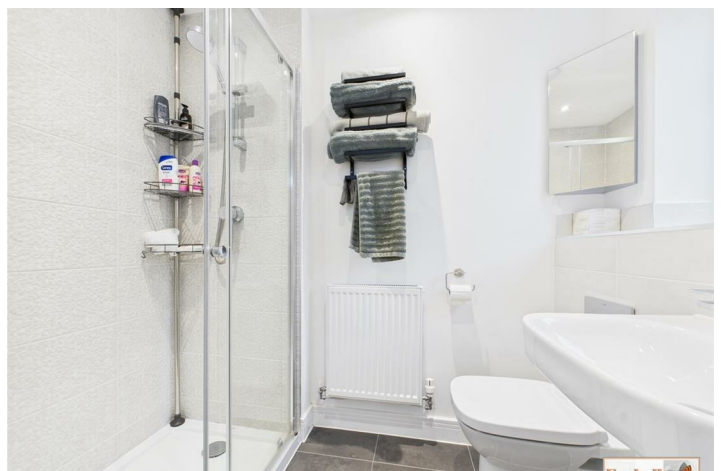
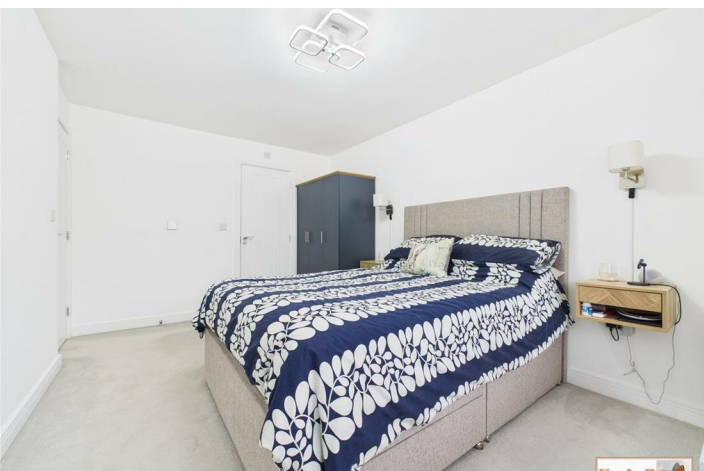
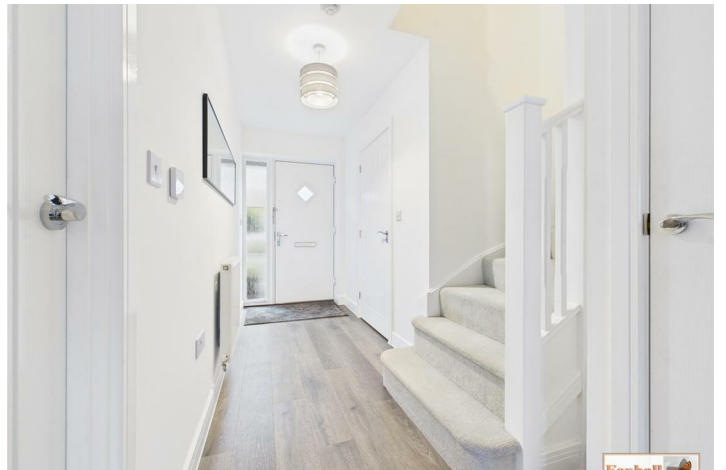
Garage

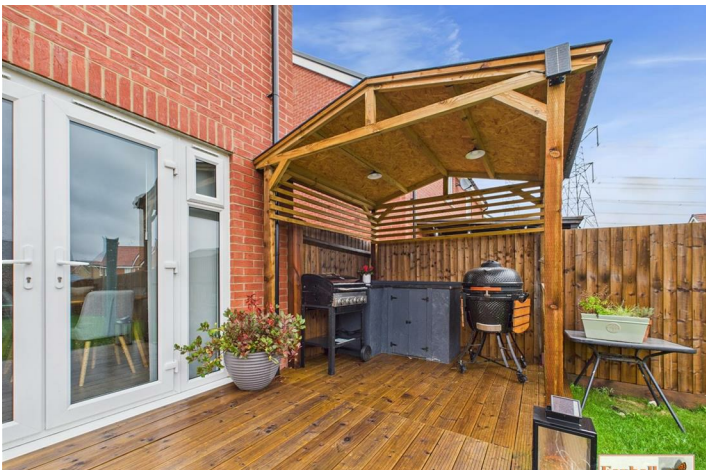
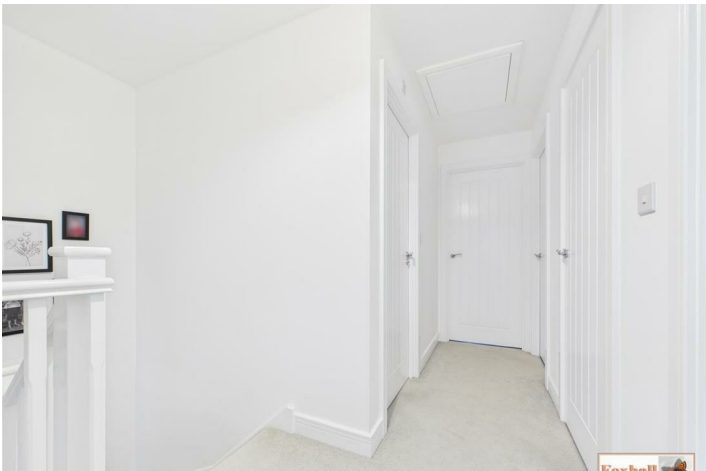
Manual up and over door with power and lighting and a double glazed door to the side accessing the garden.

Agents Notes

Tenure - Freehold
Council Tax Band - E







Road Map



Hybrid Map



Terrain Map



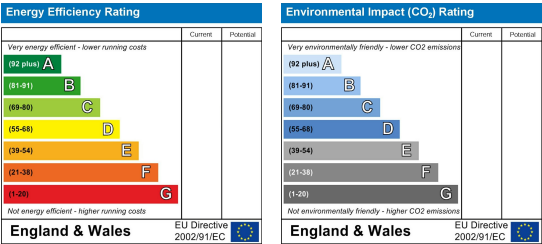
Floor Plan



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.