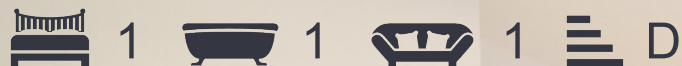




## Museum Street, Ipswich, Suffolk

£950



GRACE ESTATE AGENTS are pleased to present TO LET this one bedroom luxury, ground floor apartment.

The property has been converted to a very high standard and has a contemporary finish.

Originally this building was part of the Law for Courts for Ipswich and this Grade II Listed building features Victorian windows and high ceilings.

The property comes complete with a fully fitted kitchen and includes integrated fridge freezer, electric oven, induction hob, microwave and dishwasher. The property also comprises a separate shower room and a separate utility area with a washer/dryer.

The bedroom is spacious and features an additional dressing/walk in wardrobe.

Outside is a communal bike store.

- ONE BEDROOM
- GROUND FLOOR LUXURY APARTMENT
- TOWN CENTRE LOCATION
- GRADE II LISTED BUILDING
- FREE STANDING BATHTUB
- SEPARATE SHOWER ROOM
- CONTEMPORARY DESIGN
- OPEN PLAN LIVING SPACE
- APPLIANCES INCLUDED
- HIGH CEILINGS

£950

### Viewing

Please contact our Grace Estate Agents Office on 01473 747728 if you wish to arrange a viewing appointment for this property or require further information.





Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D	61	61	(55-68) D	57	57
(38-54) E			(38-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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.