

oakheart



£190,000

Offers In Excess Of  
Bramford Lane, Ipswich





This beautifully renovated Victorian terrace home combines timeless character with modern comforts, making it an ideal choice for families, professionals, or anyone looking to enjoy life in the heart of Ipswich.

Step into the cozy living room, where the charming sash windows invite natural light to flood the space, creating a warm and inviting atmosphere. The adjacent dining room is generously sized, perfect for hosting family gatherings or dinner parties, with abundant light adding to its appeal.

The sleek galley kitchen offers ample storage and worktop space, featuring brand-new appliances that cater to all your culinary needs. Completing the ground floor is a recently renovated bathroom, thoughtfully designed with modern fixtures and finishes.

Upstairs, you'll find two spacious double bedrooms, each brimming with potential. A third bedroom provides additional sleeping quarters or creative possibilities.

Outside, the sizeable garden is a true highlight, boasting newly installed fencing and posts that create a private and secure outdoor

haven. It's the perfect spot for summer barbecues or relaxing with a good book.

Modern upgrades include new flooring and fascias throughout, a recently installed boiler (just last year), and full-fibre internet with lightning-fast speeds of up to 1GB, ensuring you're well-connected for work or leisure.

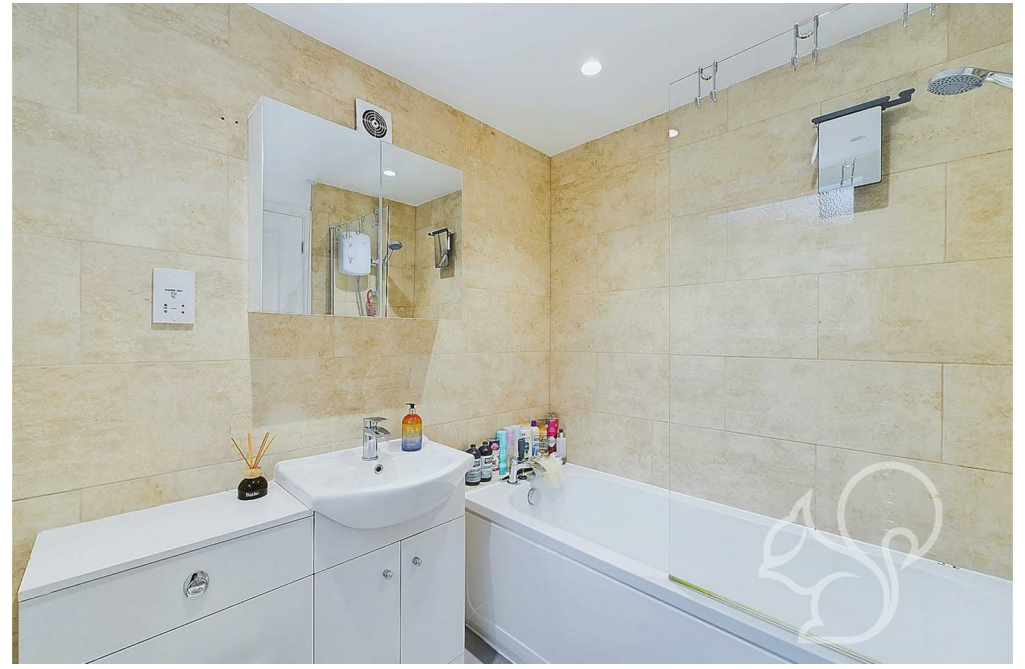
Located in the vibrant heart of Ipswich, this home provides easy access to local amenities, schools, and transport links, making it a prime opportunity not to be missed.

















Local Authority:

Tenure:  
Freehold

Council Tax Band:

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<b>62</b>	<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.

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