



Connells

Belstead Road
Ipswich



Property Description

Located on the sought after Belstead Road which is well located for the mainline line railway station and many local amenities connells are pleased to offer this Three Bedroom Semi-Detached Home requiring some modernisation, the property further benefits from two reception areas, kitchen, ground floor cloakroom, shower room, front & rear gardens, driveway providing off road parking, 55 ft rear and the property also comes with the added bonus of No Onward Chain.

Close by Ipswich has a cutting-edge theatre and arts scene, many schooling facilities, cosy Suffolk pubs, and a vibrant community of independent stores. Ipswich also has the benefit of being home to a mainline railway station that gives direct access into London Liverpool Street, Cambridge, Norwich and many more destinations.

It also benefits from a rejuvenated waterfront Marina which boasts many restaurants, bars and cafes.

Entrance Porch

Accessed via upvc double glazed entrance door and door giving access to:

Entrance Hall

Upvc double glazed window to side, wood effect flooring, radiator, stair to first floor with storage space under and doors giving access to:

Cloakroom

Upvc double glazed window to side, wood effect flooring, low level w/c and tiled walls.

Dining Area

14' 9" x 10' 7" (4.50m x 3.23m)
Upvc double glazed window to rear, radiator, coved ceiling, wall light point and access to:

Lounge

13' into bay x 10' 7" (3.96m into bay x 3.23m)
Upvc double glazed bay window to front, coved ceiling and radiator.

Kitchen

11' 8" x 5' 6" (3.56m x 1.68m)
Upvc double glazed door giving access to the rear garden, 1 1/2 bowl sink with mixer tap inset in a roll edge work surface with cupboards and drawers under and matching above, space for fridge, built in combi oven, space for washing machine, radiator, tiled walls and textured ceiling.

First Floor Landing

Upvc double glazed window to side, coved ceiling and doors giving access to:

Bedroom One

15' 2" into bay x 9' 10" max (4.62m into bay x 3.00m max)
Upvc double glazed bay window to front, range of fitted furniture including wardrobes and chest of drawers and radiator.

Bedroom Two

13' x 10' 6" max (3.96m x 3.20m max)
Upvc double glazed window rear, radiator, range of fitted wardrobes and cupboard housing baxi combi boiler.

Bedroom Three

9' 8" max x 6' 2" (2.95m max x 1.88m)

Upvc double glazed tilt and turn window to front, radiator and coved ceiling.

Shower Room

Upvc double glazed window to rear, fully tiled shower cubicle with independent shower over, vanity wash basin, tiled walls, textured ceiling with inset spotlighting and extractor fan.

Separate W/c

Upvc double glazed window to side, radiator, closed couple w/c, wood effect flooring, coved ceiling with inset spotlighting and tiled flooring.

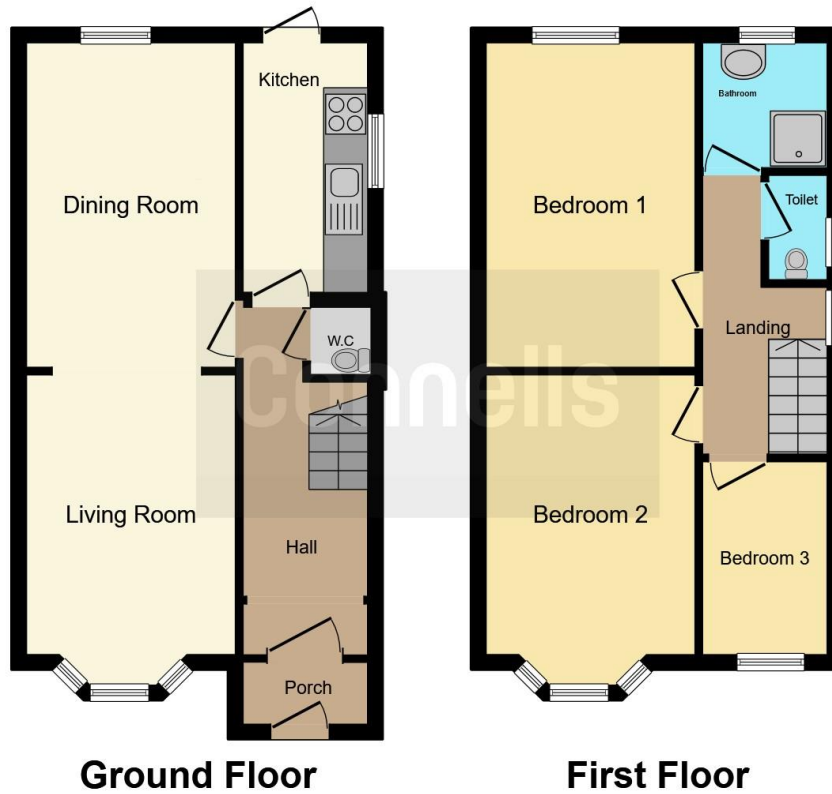
Outside

To the front of the property are steps leading to the entrance porch, the remainder being laid to lawn with a drive providing off road parking and access via double gates to the storage garage.

The storage garage has up and over doors, power and light and door giving access to the rear garden.

The rear garden is approx 55 ft in length, has a paved patio area, workshop and the remainder is laid to lawn, mature and shrubs.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

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Tenure: Freehold



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