



Oakview, Peasenhall, IP17 2LH

welcome to

Oakview, Peasenhall

A four bedroom semi-detached house offering a deceivingly spacious interior, making it an ideal home for those seeking more room than meets the eye. We highly recommend a viewing to appreciate the full extent on offer with this family home in a sought after village.

Location

Situated in the picturesque village of Peasenhall. The village itself has a lot to offer, with a village shop, post office, tea rooms, garage, local butchers and deli and with the popular White Horse Pub in Sibton just a short walk away. With easy access to transport links such as the A12 and A14.

Accommodation

Entrance Hall

Front aspect door, under stairs storage cupboard, stairs leading to the first floor and doors to;

Shower Room

Side aspect double glazed window, low level flush wc, wash hand basin in vanity unit, corner shower cubicle with fully plumbed shower, extractor fan and fully tiled walls.

Kitchen

12' 11" x 6' 11" (3.94m x 2.11m)

Two rear aspect double glazed windows and door leading out into the rear garden. Fitted kitchen with wall and base units, ceramic sink and drainer, work surfaces, tiled splash back, vertical radiator, spaces for washing machine, tumble dryer, fridge/freezer, dishwasher and Range style cooker with extractor fan.

Lounge

18' 6" Max x 15' 3" (5.64m Max x 4.65m)

Rear aspect double glazed window, side aspect double glazed french doors, radiator, carpet, tv and telephone points. Open to;

Dining Room

9' 10" x 12' 3" (3.00m x 3.73m)

Front aspect double glazed window, radiator, feature fireplace and carpet.

Landing

Carpet and doors to;

Bedroom One

13' 2" x 11' 1" (4.01m x 3.38m)

Rear aspect double glazed window, radiator and carpet.

Bedroom Two

11' 11" x 10' 10" (3.63m x 3.30m)

Rear aspect double glazed window, radiator and carpet.

Bedroom Three

11' 1" x 9' 1" (3.38m x 2.77m)

Rear aspect double glazed window, radiator and carpet.

Bedroom Four

10' 3" Max x 9' 8" (3.12m Max x 2.95m)

Front aspect double glazed window, radiator and carpet.

Bathroom

Front aspect roof window, free standing bath with mixer taps and shower attachment, low level flush wc, twin wash hand basins in a vanity unit, tiled walls, heated towel rail and tiled flooring.

Outside

Front Garden

Steps up from the road provide access to front garden which is fence enclosed, mostly laid to lawn with various trees and shrubs with path to front door.





Rear Garden

Fence and hedge enclosed, mostly laid to lawn with small patio area, gate to side, various trees and shrubs and backing onto fields.



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Oakview, Peasenhall

- Four Bedrooms
- Ground Floor Shower Room
- Sought After Location With Local Amenities
- First Floor Four Piece Bathroom
- Modern Kitchen To Rear

Tenure: Freehold EPC Rating: E

£300,000



Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:
FLH104760 - 0003

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