



**Siloam Place, IPSWICH, IP3 0FB**

**welcome to**

**Siloam Place, IPSWICH**

This 2nd floor apartment is situated on the popular Ipswich Marina and benefits from two double bedrooms, master bedroom with en suite, a Juliet balcony to the lounge, a stylish kitchen and allocated parking.





### **Entrance Hall**

11' 8" x 4' 1" ( 3.56m x 1.24m )

Grey wood effect flooring and entry phone system.

### **Lounge**

18' 4" x 11' 5" ( 5.59m x 3.48m )

Spacious lounge with a double Juliet balcony to the front with fitted blind, grey wood effect flooring, one electric radiator, TV point and an opening leading to the kitchen.

### **Kitchen**

11' 1" x 8' 4" ( 3.38m x 2.54m )

Stylish kitchen with an opening leading to the lounge making the perfect open plan room, a range of eye and base level units in wood with grey stone effect worktop surfaces, a stainless steel sink one and a half bowl sink plus drainer and chrome flexi mixer tap, integrated oven with electric hob and extractor hood, space for a fridge/freezer and washing machine, tiled splashback, broom cupboard, grey wood effect flooring, and one electric radiator.

### **Master Bedroom**

11' 1" x 10' 1" ( 3.38m x 3.07m )

Double glazed window to the rear with fitted blind, grey wood effect flooring, one electric radiator and TV point.

### **En Suite**

7' 7" x 4' 6" ( 2.31m x 1.37m )

Enclosed WC, wash hand basin with chrome mixer tap, shower with glass enclosure, tiled splashback, part tiled walls, grey wood effect flooring, extractor fan and one electric heater.

### **Bedroom Two**

10' 2" x 7' 4" ( 3.10m x 2.24m )

Double glazed window to the rear with fitted blind, grey wood effect flooring and one electric radiator.

### **Bathroom**

11' 3" x 5' 6" ( 3.43m x 1.68m )

Enclosed WC, wash hand basin with chrome mixer tap, bath with overhead shower and glass screen, chrome heated towel rail, airing cupboard, part tiled walls, power for the mirror, extractor fan and grey wood effect flooring.



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## Siloam Place, IPSWICH

- Two double bedrooms
- Master bedroom with en suite
- Juliet balcony to the lounge
- Stylish kitchen, open leading to the lounge
- Ample storage

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 24 Jun 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £145,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
IPS118732 - 0003

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