





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 tot he 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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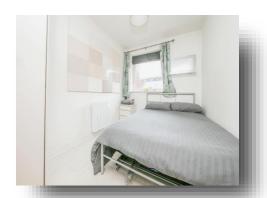
Siloam Place, IPSWICH

- 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







Powhol Rd Tye Rd

Tye Rd

Map data ©2024

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/IPS118732



Property Ref: IPS118732 - 0003 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.





01473 226101



Ipswich@williamhbrown.co.uk



Wolsey House, 16-18 Princes Street, IPSWICH, Suffolk, IP1 1QT



williamhbrown.co.uk