



Castle Road, Ipswich, IP1 5DZ

welcome to

Castle Road, Ipswich

GUIDE PRICE £260,000-£270,000 This well-presented, three bedroom, semi-detached home benefits from a large, open plan, bay fronted lounge/diner, an extended kitchen, a 1st floor bathroom, off street parking for 2 vehicles and South facing rear garden.



Entrance Porch

5' 9" x 5' 4" max (1.75m x 1.63m max)

Victorian style tiled flooring, double glazed windows to the front and side and a door to the hall.

Entrance Hall

12' 9" x 6' max (3.89m x 1.83m max)

Wood effect flooring, one radiator and an understairs storage cupboard.

Lounge/Diner

25' 8" max x 11' 7" (7.82m max x 3.53m)

Stunning, open plan room, flooded with natural light via a double glazed bay window to the front and double glazed sliding doors to the rear garden, two radiators, wood effect flooring, TV point and an electric fireplace with stone base and surround.

Kitchen

15' 1" x 7' 4" (4.60m x 2.24m)

Extended kitchen with eye and base level units in cream with wood effect worktop surfaces, a white, ceramic sink plus drainer and chrome mixer tap, a white Metro tiled splashback, space for a fridge/freezer, washing machine, cooker and dishwasher, tiled effect flooring, one radiator, double glazed window to the side and a glazed door to the garden with adjacent floor to ceiling double glazed window to the rear.

First Floor Landing

Loft hatch, carpet flooring and double glazed window to the side.

Master Bedroom

13' 7" max x 11' (4.14m max x 3.35m)

Double glazed bay window to the front, carpet flooring and three radiators.

Bedroom Two

11' 9" x 10' 9" (3.58m x 3.28m)

Double glazed window to the rear, carpet flooring and one radiator.

Bedroom Three

6' 9" x 6' 7" (2.06m x 2.01m)

Double glazed window to the front, wood effect flooring, a wall papered wall and one radiator.

Bathroom

8' 4" x 6' 6" (2.54m x 1.98m)

Large bathroom boasting a low level WC, pedestal wash hand basin, a P bath with overhead shower and glass screen, partially tiled walls, grey wood effect flooring, chrome heated towel rail and double glazed window to the rear.

Outside:

Front Garden

A hard standing driveway and a side access gate leading to the rear garden.

Rear Garden

Fully South facing, completely un-overlooked rear garden, with allotments to the rear, a large raised decking area with steps down and a balustrade, accessed off the kitchen and dining room, a large lawned area, a path leading to the rear of the garden, a shed, a green house, a flower bed border, a side gate and an outside tap.



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Castle Road, Ipswich

- Large, open plan, bay fronted lounge/diner
- Extended kitchen
- 1st floor bathroom
- Off street parking for 2 vehicles
- Good size, un-overlooked, South facing rear garden

Tenure: Freehold EPC Rating: C

Council Tax Band: B

guide price

£260,000 - £270,000



Please note the marker reflects the postcode not the actual property

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Property Ref:

IPS120633 - 0004

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