



Mornington Avenue, Ipswich, IP1 4LA

welcome to

Mornington Avenue, Ipswich

This well-presented, three bedroom, semi-detached home benefits from a bay fronted lounge, a seperate dining room, a conservatory, a modern 1st floor, 4 piece bathroom, off street parking and a landscaped rear garden. COMPLETE ONWARD CHAIN!!



Entrance Hall

16' 2" x 5' 4" (4.93m x 1.63m)

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

Lounge

13' 7" max x 11' 9" (4.14m max x 3.58m)

Double glazed bay window to the front, carpet flooring, one radiator, TV point and a black, contemporary, electric fireplace with shelving.

Dining Room

14' x 9' 9" (4.27m x 2.97m)

Patio doors to the conservatory, wood effect flooring and one radiator.

Conservatory

9' 3" x 8' (2.82m x 2.44m)

Double glazed windows to the rear, French doors to the garden, wood effect flooring and wall hung lights.

Kitchen

16' 5" x 7' 4" (5.00m x 2.24m)

Double glazed windows to the side and rear, eye and base level units in white with marble effect worktop surfaces, an integrated fridge, freezer, dishwasher and oven with gas hob and extractor hood, space for a washing machine, a stainless steel one and a half bowl sink plus drainer and chrome mixer tap and tiled splashback.

First Floor Landing

An airing cupboard, double glazed window to the side and carpet flooring.

Master Bedroom

13' 6" max x 11' 6" (4.11m max x 3.51m)

Double glazed bay window to the front, carpet flooring, one radiator and two double, fitted wardrobes.

Bedroom Two

14' 1" x 10' 1" max (4.29m x 3.07m max)

Double glazed window to the rear, carpet flooring, one radiator, loft hatch and a full wall of built in, sliding wardrobes.

Bedroom Three

8' 6" x 5' 9" (2.59m x 1.75m)

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

Bathroom

9' 5" x 7' 6" max (2.87m x 2.29m max)

Enclosed WC with matching vanity sink and chrome mixer tap, a bath with chrome mixer tap, a shower with glass enclosure and panelled splashback, spot lights, extractor fan and chrome heated towel rail.

Front Garden

A resin driveway, a block paved area and a shared, hard standing driveway to the side, leading to the rear garden.

Rear Garden

A stoned area, raised flower beds, a grassed area with a sleeper border, a raised, resin seating area to the rear, a shed, a side access and an outside tap.



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Mornington Avenue, Ipswich

- Complete onward chain
- Three bedrooms
- Bay fronted lounge
- Seperate dining room
- Modern 1st floor, 4 piece bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£285,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
IPS120868 - 0002

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william h brown



01473 226101



Ipswich@williamhbrown.co.uk



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



williamhbrown.co.uk