

BUCKS

PROPERTY AGENTS



Drummoyne Chapel Road, Mendlesham, Stowmarket, IP14 5SQ

Asking Price £400,000

- Extended 4 Bedroom Detached
- Stunning Kitchen
- Double Glazing
- En Suite
- Garage and Driveway
- Village Location
- Central Heating
- Cloakroom
- Modern Throughout

Drummoyne Chapel Road, Stowmarket IP14 5SQ

Extended Modern 4 Bedroom Detached property located in the popular village of Mendlesham. The property has been extended at the rear to incorporate a spacious Kitchen/Family area. Benefiting from Central Heating, Double Glazing, Layout of Hallway, Living room, Cloakroom, Open Plan Kitchen/Family room, 4 Bedrooms, En Suite and Bathroom, Garage and Driveway. Close to the local amenities the village has to offer.



Council Tax Band: D



Entrance

Part glazed front door, Radiator, Understairs cupboard, Laminate flooring

Living area

17'11 x 9'5

Double glazed windows to front and side, 2 radiators, Wood laminate flooring

Kitchen

14'6 x 12'4

Modern fitted Kitchen with good range of Units and Quartz work tops, Centre island with Quartz worktop Inset Butler style sink, Space for Range cooker with Extractor over, Space for washing machine and American style fridge freezer. Built in dishwasher. Recessed lights, Vertical radiator, Ceramic tiled floor, opening to Family room

Extension/Family room

16'2 x 12

Bi fold doors opening out into garden. 3 Velux windows, 2 radiators, part wood pannelled walls and ceramic tile flooring, door to garage.

Cloakroom

Frost window to front, Wash Basin, Wc, radiator, vinyl flooring

Landing

Bedroom 1

9'10 x 11'5

Double glazed window to front, Radiator, Built in wardrobes

En Suite

Window to side, Shower cubicle, Wc, Wash basin, Fully tiled walls, Extractor fan, Heated towel rail. Ceramic tiled flooring.

Bedroom 2

12'5 x 9'7

Window to rear, Radiator

Bedroom 3

6'6 x 9'2

Window to rear, Radiator

Bedroom 4

8 x 6'5

Window to front, Radiator, Built in cupboard

Bathroom

6'3 x 5'5

Bath with shower over, Wc, Wash Basin, Extractor, Towel Rail, Ceramic tiled flooring

Rear

Enclosed Fenced garden with patio and lawn areas, Shed, Outside light and Tap.

Garage

17'8 x 8'4

Up and Over door with power and lighting. Driveway with off road parking



Directions

Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Continue to follow B1115 At the roundabout, take the 2nd exit onto Stowupland Rd/B1115 Go through 1 roundabout Turn left onto Church Rd/A1120 Continue to follow A1120 Turn left at Bell's Ln Turn right Turn right Turn left Slight right Turn left Continue onto Old **Viewings**

Viewings by arrangement only.
Call 01449614700 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			81
(69-80) C		65	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

