

# BUCKS

PROPERTY AGENTS



92 Poplar Hill, Stowmarket, IP14 2AX

Offers Over £400,000

- Detached Home
- Three Shower Rooms
- Private Rear Garden
- Single Garage
- Solar Panels (Owned)
- Four Double Bedrooms
- Three Reception Rooms
- Close to Local Amenities
- Ample Off Road Parking
- No Upward Chain & Vacant Possession



# 92 Poplar Hill, Stowmarket IP14 2AX

Welcome to this charming detached house located in the picturesque area of Poplar Hill, Stowmarket. This property boasts three reception rooms making it perfect for entertaining guests or simply relaxing with your family also benefiting from additional sung area and study ideal for a home office. With four spacious bedrooms and three bathrooms, there is plenty of room for everyone to enjoy their own space. One of the standout features of this property is the conservatory, allowing you to bask in the natural light and enjoy the views of the private rear garden. Imagine sipping your morning tea in this tranquil setting or hosting a delightful garden party with friends and family. Parking will never be an issue with space for up to five vehicles, making it convenient for you and your guests. The property is being offered with vacant possession and no upward chain, providing you with a smooth and hassle-free buying process. Although the property requires some modernisation, this presents a fantastic opportunity for you to put your own stamp on it and create your dream home. Stowmarket is a bustling market town and offers something for everyone as well and main transport links. Contact us today to arrange a viewing and envision the endless possibilities that this property has to offer.



Council Tax Band: D



#### Entrance Porch:

With full length windows to front and side, tiled floor, gas and electric meter box.

#### Inner Hallway:

With laminate style flooring and radiator. Glazed door leading to:-

#### Hallway:

With Velux window, laminate style flooring, stairs to first floor and under stairs cupboard.

#### Shower Room:

With window to side, shower in cubicle, basin over vanity unit, low level WC, laminate style flooring and radiator.

#### Sitting Room:

With windows to the front and side, electric fire, TV point and two radiators.

#### Snug:

With window to front and radiator.

#### Study/Bedroom Four:

With window to rear, radiator and loft access that has a pull down ladder.

#### Dining Room:

With French door to the rear, built in storage and radiator.

#### Conservatory :

With French doors leading onto the rear garden, windows around, vaulted ceiling, tiled floor and radiator.

#### Kitchen/Diner:

With window to rear, range of high and low level units, stainless steel sink and drainer, worktops and tiled splashbacks. Double electric oven at eye level, gas hob with extractor hood and fan, integrated fridge freezer and dishwasher. Tiled floor in the kitchen area and wooden flooring in the dining area and radiator.

#### Utility:

With window to rear and door leading out to the rear garden. Range of high and low level units, plumbing for washing machine, space for tumble dryer and space for a fridge. Tiled splashbacks, boiler housed in a cupboard and vinyl flooring.

#### First Floor Landing:

With airing cupboard that houses the hot water tank and loft access with a pull down ladder.

#### Bedroom One:

With two windows to rear, built in wardrobes and two radiators.

#### En Suite:

With window to rear, shower in corner cubicle, basin over vanity unit, low level WC, laminate style flooring and radiator.

#### Bedroom Two:

With two windows to front, feature brick archway, built in wardrobes and radiator.

#### Bedroom Three:

With window to front and radiator.

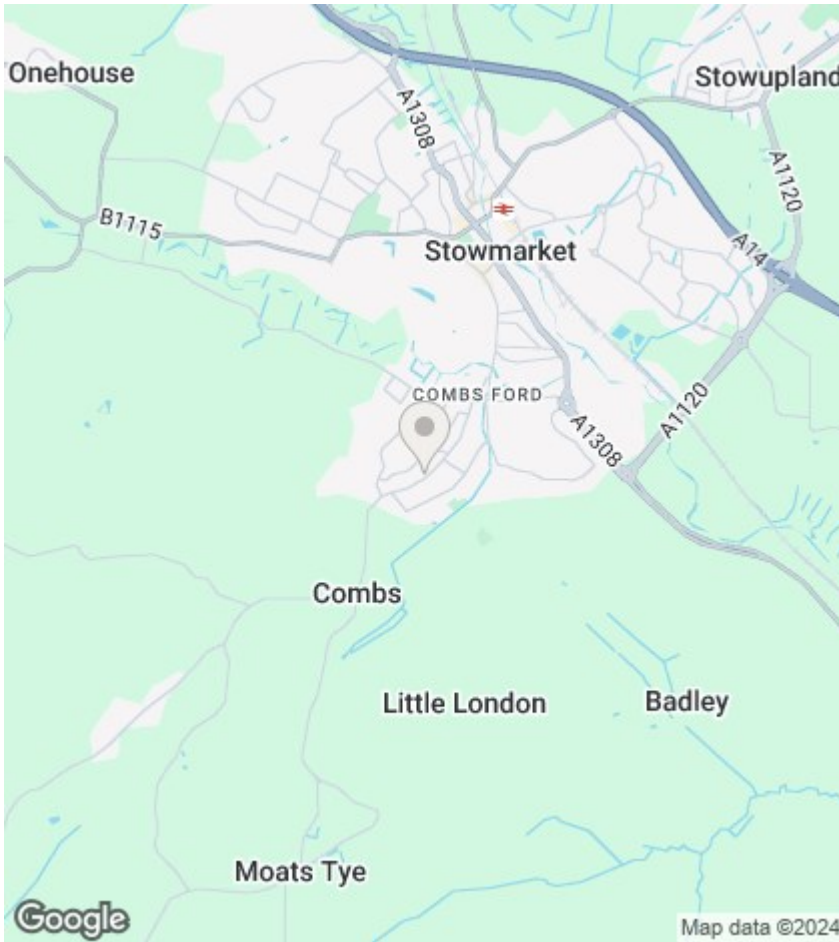
#### Shower Room:

With window to side, walk-in shower, basin over vanity unit, tiled splashbacks, low level WC, shaver point with light, vinyl flooring and radiator.

#### Outside:

To the front of the property is a driveway providing off road parking for several vehicles. Hedging, sleepers and fencing. The rear garden comprises of lawn, mature shrubs and trees, shed, greenhouse, paving stone, raised planter, patio area ideal for outdoor entertaining. The garden is surrounded by fencing making this a private and secluded space to relax.

There is an integral single garage to the front of the property with electric roller door, power and light connected and loft with access.



## Directions

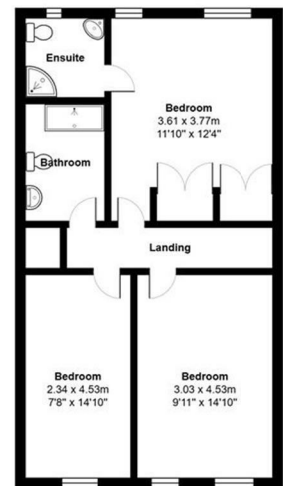
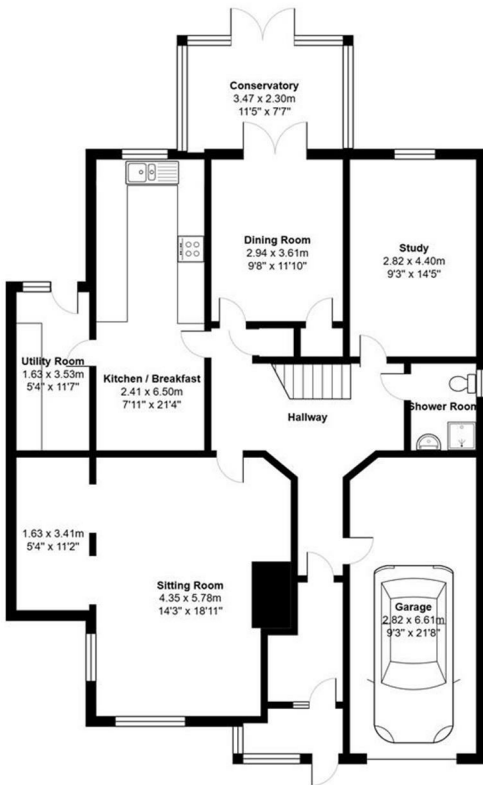
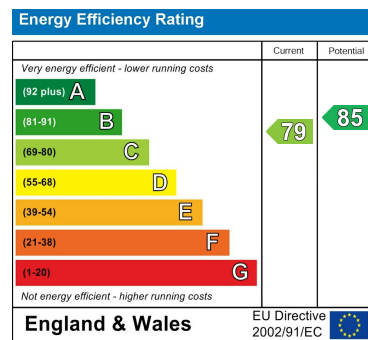
Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Turn right onto Gipping Way/A1308 Continue straight to stay on Gipping Way/A1308 Turn right onto Hollingsworth Rd At the roundabout, take the 1st exit onto Ipswich Rd At the roundabout, take the 2nd exit onto Needham Rd At the roundabout, take the 1st exit onto Poplar Hill Turn right onto Hill Rise to Poplar HI Destination will be on the left

## Viewings

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

## EPC Rating:

C



All measurements are approximate and for display purposes only