

BUCKS

PROPERTY AGENTS



12 Crown Street, Stowmarket, IP14 1HX

Guide Price £195,000

- Three Bedrooms
- Two Reception Rooms
- Gas Radiator Central Heating
- Vacant Possession
- Mid Terrace Property
- Singled Glazed Windows
- Close to Local Amenities
- No Upward Chain

12 Crown Street, Stowmarket IP14 1HX

Nestled in the heart of Stowmarket on Crown Street, this charming terraced house presents an excellent opportunity for both first-time buyers and families alike. The property boasts two spacious reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The house features three well-proportioned bedrooms, providing ample space for relaxation and personalisation. The single bathroom is conveniently located, catering to the needs of the household.

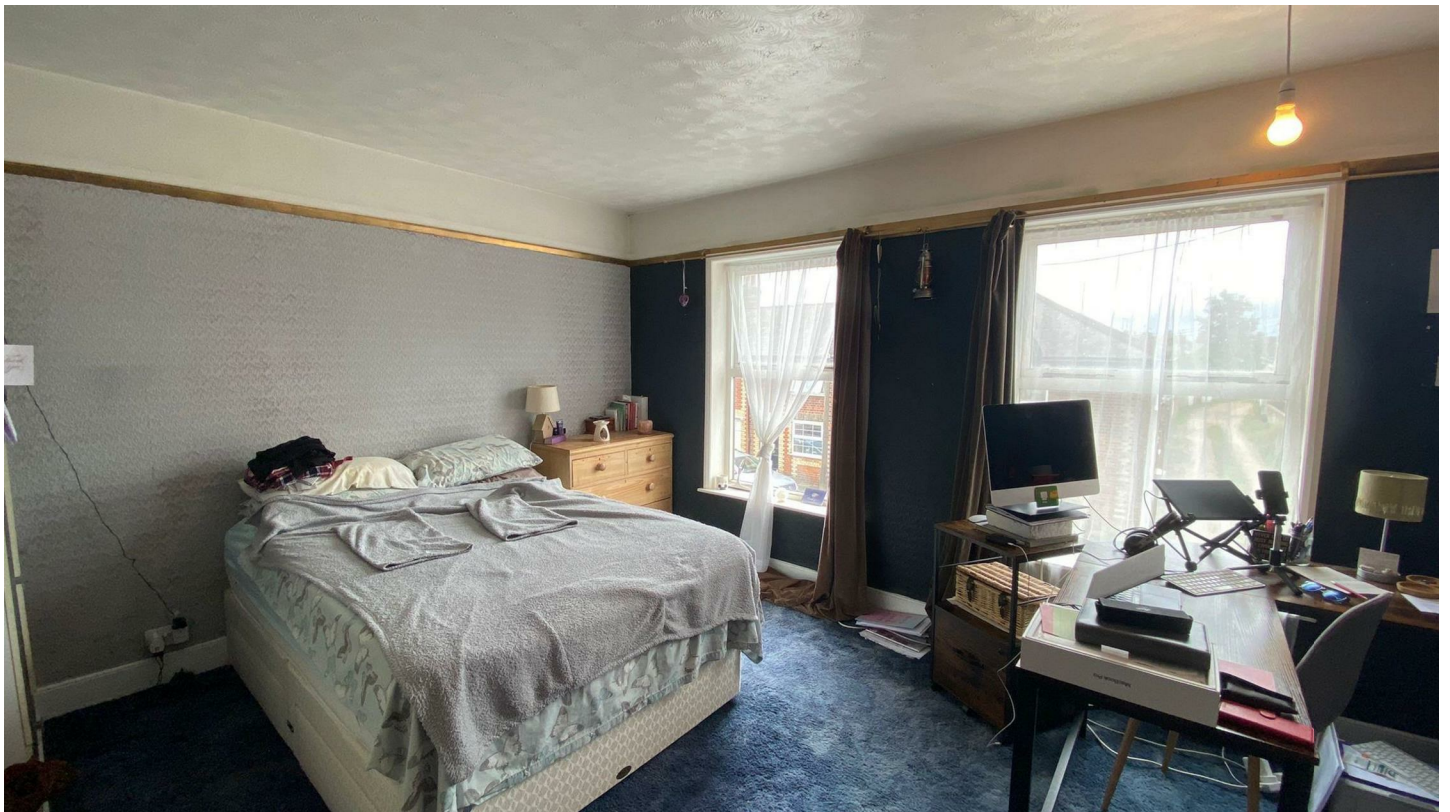
One of the standout features of this property is its proximity to local amenities, ensuring that shops, schools, railway station with mainlinks to London, Bury St Edmunds, Cambridge and recreational facilities are just a short stroll away. This makes it an ideal location for those who appreciate the convenience of urban living while still enjoying the comforts of a residential area.

Additionally, the property is offered with vacant possession and no upward chain, allowing for a smooth and hassle-free transition for the new owners.

In summary, this terraced house on Crown Street is a delightful blend of comfort, convenience, and potential, making it a must-see for prospective buyers. Don't miss the chance to make this lovely property your new home.



Council Tax Band: B



ENTRANCE HALL:

With radiator and stairs to first floor

SITTING ROOM:

With fireplace, radiator, window to front and 2 internal windows to rear.

DINING ROOM:

With radiator, under stairs storage cupboard and window to rear

KITCHEN:

With high and low level units, extractor hood and fan, space for cooker, space for fridge freezer, sink & drainer, tiled splash backs, window to side and door to lean to.

LEAN TO:

Plumbing for washing machine and door to rear garden.

FIRST FLOOR LANDING:

With storage cupboard and loft access.

BEDROOM 1:

With radiator and 2 windows to front.

BEDROOM 2:

With radiator and window to rear.

BEDROOM 3:

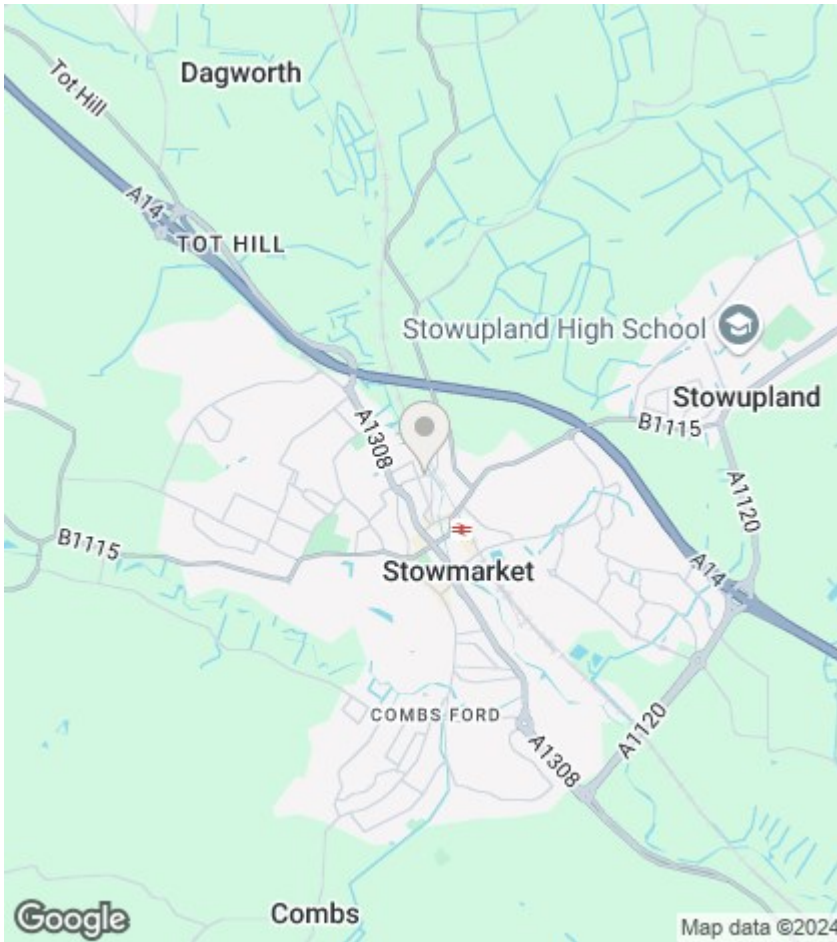
With radiator and window rear.

BATHROOM:

With panel bath with mixer tap and shower attachments, low level WC, pedestal hand basin, radiator and windows to side and rear.

OUTSIDE:

To the front of the property there is an ornamental brick wall with wrought iron gate leading to tiled pathway leading to front door and mature shrubs. The rear gardens incorporate patio area, lawns, mature trees and shrubs and is fenced and hedged.



Directions

Head north-west on Thurlow Ct Restricted-usage road Turn left to stay on Thurlow Ct Restricted-usage road Turn right to stay on Thurlow Ct Restricted-usage road Turn right at the 1st cross street to stay on Thurlow Ct Restricted-usage road Turn left onto Bury St At the roundabout, continue straight onto Crown St

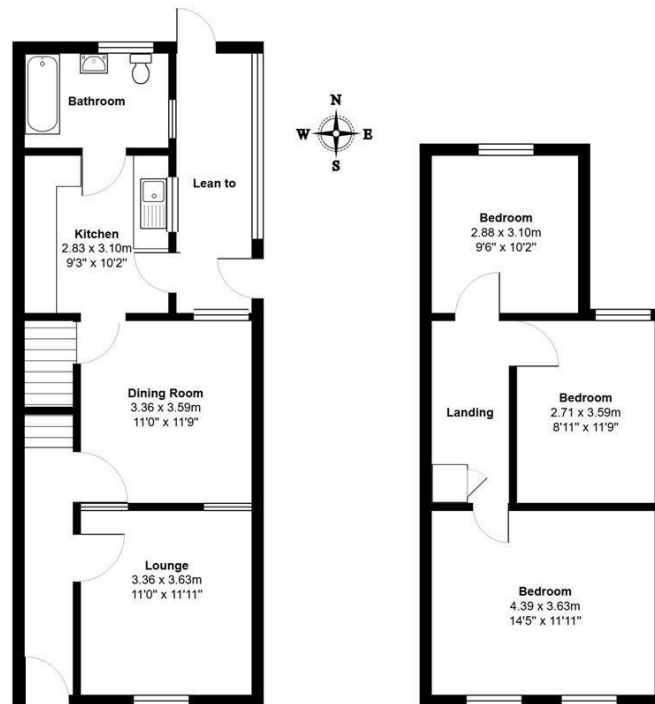
Viewings

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			77
(69-80) C		63	
(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	



Total Area: 98.4 m² ... 1059 ft²