

# BUCKS

PROPERTY AGENTS



85 Treeview, Stowmarket, IP14 1SS

Asking Price £150,000

- Ground Floor Apartment
- Open Plan Kitchen/Sitting Room
- Gas Radiator Central Heating
- Allocated Parking Space
- No Upward Chain
- Two Bedrooms
- Sealed Unit Double Glazing
- Communal Gardens
- Telephone Entry System
- Vacant Possession



# 85 Treeview, Stowmarket IP14 1SS

Welcome to this charming ground floor apartment located in the picturesque area of Treeview, Stowmarket. This property boasts a cosy open plan kitchen sitting room, perfect for entertaining guests or simply relaxing after a long day. With one bathroom and two bedrooms, there is ample space for a small family or for those who enjoy having a guest room or home office. With a telephone entry system providing security and peace of mind.

One of the standout features of this apartment is the allocated parking space, ensuring you never have to worry about finding a place to park after a busy day out. Additionally, the property comes with no upward chain, offering you a smooth and hassle-free buying process.

Stowmarket offers something for everyone from local, individual and traditional shops, cafes, supermarkets, restaurants, leisure centre, cinema, schools and railway station with main links to London, Norwich, Cambridge, Bury St Edmunds and Ipswich.

Whether you're looking for a new home or an investment opportunity, this apartment provides vacant possession, allowing you to move in or rent it out without any delays. Don't miss out on the chance to own this lovely property in a desirable location. Contact us today to arrange a viewing.



Council Tax Band: B



#### Entrance:

From the lobby you enter the apartment into:-

#### Kitchen/Sitting Room:

19'8 x 14'5

An open plan space with the kitchen offering a range of high low level units, matching worktops and splashbacks, sink and drainer. Plumbing for washing machine, space for fridge freezer, electric oven and gas hob with extractor hood and fan, wall mounted boiler, laminate style flooring and window to side. The sitting room area has a bay window to front, telephone entry system and radiator.

#### Inner Hallway:

With useful built in storage cupboard and radiator.

#### Bedroom One:

11'1 x

With window to rear and radiator.

#### Bathroom:

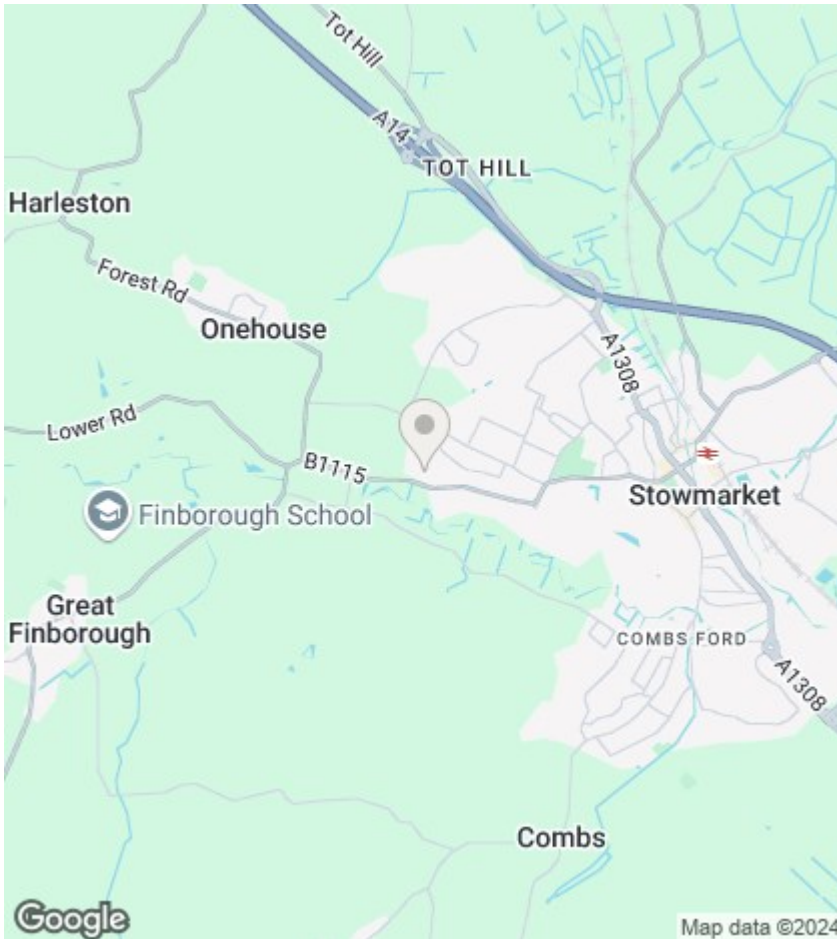
With window to side, bath with shower over and shower attachment, pedestal basin, low level WC, extensively tiled wall, laminate flooring and radiator.

#### Bedroom Two:

With French doors leading onto the communal gardens flooding the room with natural light and radiator.

#### Outside:

There is one allocated parking space, outside bin store and well kept communal gardens.



## Directions

Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Turn left onto Gipping Way/A1308 Go through 1 roundabout At the roundabout, take the 1st exit onto Bury Rd Slight left towards Chilton Way Slight left onto Chilton Way Turn left onto Onehouse Rd Turn right onto Thirlmere Dr Turn right onto Treeview

## Viewings

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

## EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		78	78
(69-80) C			
(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	



2 BEDROOM GROUND FLOOR

TOTAL FLOOR AREA - 530 sq.ft. (49.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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