

KEYSTONE



Mornington Avenue, Ipswich, IP1 4LA

Offers In Excess Of £270,000

Semi-Detached House

Lounge

Kitchen

Driveway

Popular Location

Three Bedrooms

Dining Room

Bathroom

Garden

Mornington Avenue, Ipswich IP1 4LA

KEYSTONE are pleased to offer for sale this IMMACULATE THREE BEDROOM SEMI-DETACHED house with OFF ROAD PARKING situated on this popular residential street. The property benefits from lounge, dining room, kitchen, three good size bedrooms, bathroom, garden and driveway.



Entrance Door

Leading to hallway with stairs to first floor and radiator.

Lounge

13'4 x 12

Bay window to front and radiator.

Dining Room

13'9 x 9'9

French doors to rear, radiator and wood flooring.

Kitchen

12'4 x 7'3

Fitted with a range of base units, sink and drainer unit with tiled splash backs, cooker, space for fridge freezer, washing machine and dishwasher, built in pantry, door to rear, window to rear, window to side and radiator.

First Floor

Landing with loft access, built in cupboard housing wall mounted boiler.

Bedroom One

13'4 x 11'5

Bay window to front, wood flooring and radiator.

Bedroom Two

14 x 10'1

Window to rear, wood flooring and radiator.

Bedroom Three

9'5 x 7'4

Window to rear, radiator and wood flooring.

Bathroom

Fitted with panel bath with shower over, pedestal wash basin, w/c, heated towel rail, tiled splash backs, window to side and window to front.

Outside

To the front of the property there is a driveway that provides off road parking for the property. There is side access that leads to the rear garden that is predominantly laid to lawn with patio area, raised deck and timber shed.



Viewings

Viewings by arrangement only. Call 01473 221 399 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			84
(69-80) C		71	
(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	

