

KEYSTONE



Whitby Road, Ipswich, IP4 4AG

£280,000

Semi-Detached House
Lounge/Diner
Bathroom
Garden
No Onward Chain

Three Bedrooms
Kitchen
Garage
Popular Location

Whitby Road, Ipswich IP4 4AG

Nestled on the charming Whitby Road in Ipswich, this semi-detached house presents an excellent opportunity for those seeking a family home in a popular area. With three well-proportioned bedrooms, this property is perfect for families looking for space and comfort. And spacious lounge/diner is ideal for both relaxation and entertaining guests.

While the house is in need of light refurbishment, this allows you the chance to personalise the space to your taste and style. The potential to enhance this property is significant, making it a wonderful canvas for your creative vision.

Additionally, the property boasts a garage, providing convenient storage. The surrounding area is known for its accessibility to local amenities, making it an attractive choice for families.

Call 01473 221399 to arrange your viewing.



Front entrance door

Leading to hallway with stairs to first floor and built-in understairs cupboard, radiator and door to lounge/diner.

Lounge

25'2 x 12'0

Bay window to front, French doors to rear and two radiators.

Kitchen

16'5 x 7'5

Fitted with a range of base units, drawers and matching wall mounted cabinets, sink and drainer unit with tiled splashbacks. Hob with extractor over, built-in oven, built-in breakfast bar, space for dishwasher, washing machine, and fridge. There is a window to rear and a door to side.

First floor landing

Window to side and loft access.

Bedroom 1

13'8 x 10'8

Bay window to front, radiator, and a built-in wardrobe.

Bedroom 2

10'3 x 9'7

Window to rear, radiator and built-in storage cupboards, one housing wall mounted boiler.

Bedroom 3

8'2 x 6'7

Window to front and radiator.

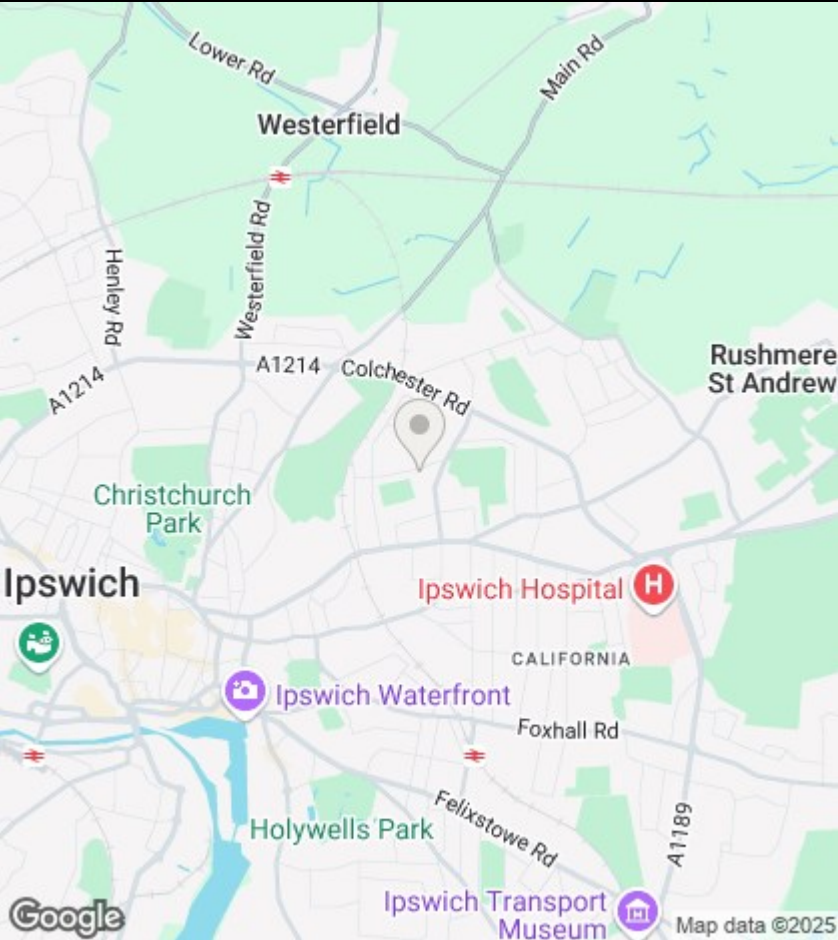
Bathroom

Fitted with panelled bath, pedestal wash basin, WC, heated towel rail and tiled walls.

Outside

To the front of property there is an enclosed front garden, a shared driveway to the side of the property that leads to the rear garden.

The rear garden has a patio area and block paved driveway that leads to the garage with an up and over door with power connected.



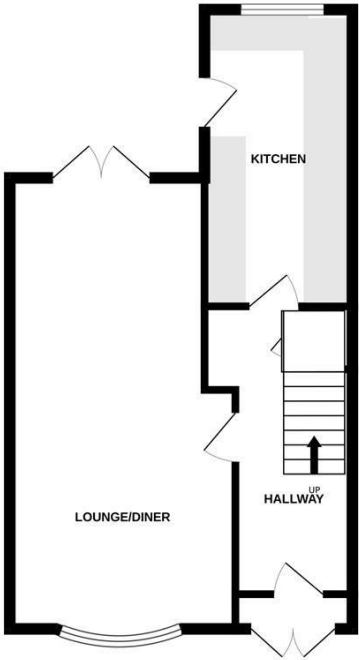
Viewings

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

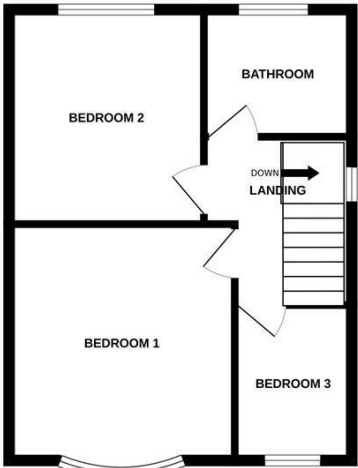
EPC Rating:
C

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

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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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