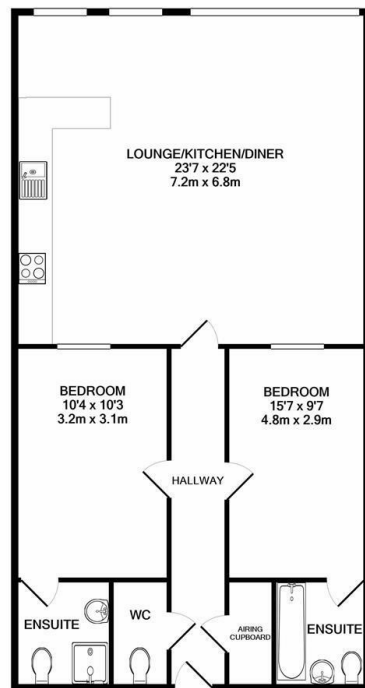




## Rope Walk, Ipswich, IP4 1NF

£995 PCM

- Ground floor two bedroom part furnished apartment
- Open plan living space
- Electric heating
- EPC Rating D
- Close to Town Centre/Ipswich University
- Fitted kitchen with appliances
- Double glazed
- Entrance hall & cloakroom
- Two double bedrooms with ensuite bathrooms
- Two parking spaces available



TOTAL APPROX. FLOOR AREA 1068 SQ.FT. (99.2 SQ.M.)  
Whilst every attempt has been made to ensure the accuracy of the floor plan 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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## Directions

## Viewings

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

## EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	55	55
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC