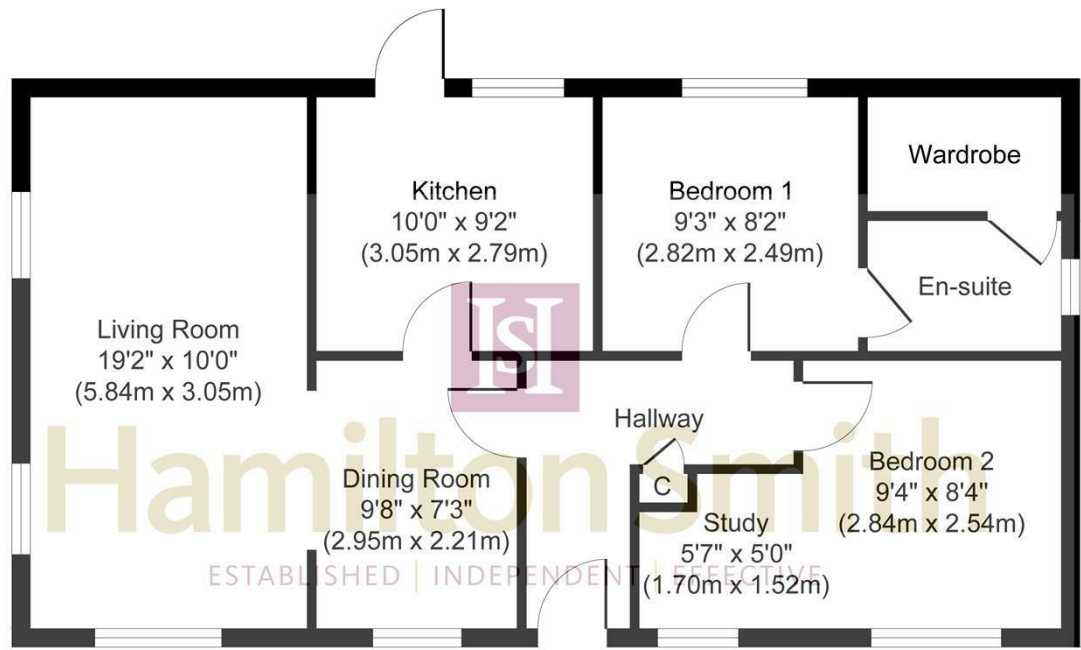
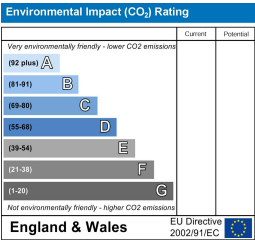
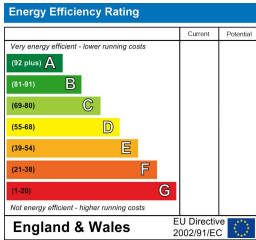




Approximate Floor Area
714 sq. ft
(66.32 sq. m)

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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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18A Blueleighs Chalk Hill Lane, Great Blakenham, Ipswich, IP6 0ND

£140,000

A MODERNISED two bedroom park home on the popular Blueleighs park home development in Great Blakenham, the property is well presented and has a living room, dining room and separate kitchen, study, two bedrooms and en-suite, double glazing, graveled garden area with summer house and off road parking. OFFERED TO MARKET WITH NO ONWARD CHAIN. OVER 55's ONLY.



THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

DATA PROTECTION ACT 1998

Please note that all personal information provided by customers wishing to receive information and/or services from the estate agent will be processed by the estate agent for the purpose of providing services associated with the business of an estate agent and for the additional purposes set out in the privacy policy (copies available on request) but specifically excluding mailings or promotions by a third party. If you do not wish your personal information to be used for any of these purposes, please notify your estate agent.

18A Blueleighs Chalk Hill Lane, Great Blakenham, Ipswich, IP6 0ND

NEEDHAM MARKET:

Needham Market lies in the heart of Mid Suffolk between the towns of Bury St Edmunds and Ipswich. Facilities include butchers, bakers, post office, co-op supermarket and a number of individual shops. Needham Market also has a rail station with mainline connections to Ipswich and Stowmarket where in turn there are main line services to London Liverpool Street. The town also has the Needham Lake conservation area with a number of countryside walks and the county town of Ipswich is just eight miles away with all the social, shopping and leisure facilities.

FRONT DOOR TO...

HALLWAY:

Radiator, storage cupboard and doors to...

STUDY: 5'7" x 5'0" (1.706 x 1.543)

Window to front and radiator.

BEDROOM: 9'4" x 8'4" (2.854 x 2.553)

Window to front, radiator and built in wardrobes.

BEDROOM: 8'2" x 9'3" (2.499 x 2.825)

Window to rear, radiator, built in wardrobe and door to...

EN-SUITE:

Window to side, corner shower cubicle, low level w/c, sink set into vanity unit and radiator.

LIVING AREA: 19'2" x 10'0" (5.857 x 3.068)

Window to front, and two windows to side, two radiators and electric fireplace.

DINING AREA: 9'8" x 7'3" (2.956 x 2.230)

Window to front, radiator and opens to...

KITCHEN: 9'2" x 10'10" (2.803 x 3.304)

Door to outside and window to rear, range of wall and base units, work surfaces over, splash back tiles, integrated electric hob, eye level oven, sink with mixer tap, fridge/freezer and washing machine.

OUTSIDE:

REAR:

Shed, summer house, side gate and gravel garden.

FRONT:

Off road parking, outside tap.

NEEDHAM MARKET:

Hamilton Smith Needham Market
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