



17 Bradley Mill Way, Needham Market, Needham Market, IP6 8FG

£510,000

This well presented immaculate detached family home is situated in a sought after location in Needham Market. The property benefits from four bedrooms, and is tucked away on a corner plot at the end of a private road. Accommodation also includes, kitchen/diner, study, en-suite shower room and beautiful landscaped gardens. Viewing is highly recommended.



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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.

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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 ENTRANCE DOOR TO:

ENTRANCE HALL:

Window to front, under stairs cupboard, LVT flooring, stairs to first floor and doors to...

CLOAKROOM:

Window to front, low level W/C, pedestal wash hand basin and radiator.

LIVING ROOM: 22'3" x 12' (6.78m x 3.66m)

Window to front, doors to rear garden, two radiators, fireplace with log burner inset. Double doors to kitchen.

STUDY: 9'11" x 6'8" (3.02m x 2.03m)

Window to front, radiator, built in cabinet and shelving, tiled floor.

KITCHEN/DINER: 18'4" x 15'2" (5.59m x 4.62m)

Window to rear and doors to outside, range of wall and base units with work surfaces over and tiled splash backs. Stainless steel sink with mixer tap, built in gas hob with extractor oven and built in double oven below, built in dishwasher and fridge/freezer. Porcelain tiled flooring, ceiling spotlights and door to....

UTILITY ROOM: 4'10 x 4'4" (1.47m x 1.32m)

Window to side, space for washing machine and tumble drier.

LANDING:

Loft access, radiator, storage cupboard and doors to....

BEDROOM 1: 14'10 x 12'3" (4.52m x 3.73m)

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

EN-SUITE SHOWER:

Window to rear, double shower cubicle, low level W/C, pedestal wash hand basin heated towel rail.

BEDROOM 2: 10'1" x 10'4" (3.07m x 3.15m)

Window to rear, radiator and storage cupboard.

BEDROOM 3: 10'1" x 8'6" (3.07m x 2.59m)

Window to front, built in wardrobe and radiator.

BEDROOM 4: 9'11 x 8'11 (3.02m x 2.72m)

Window to front and radiator.

BATHROOM:

Window to rear, shower cubicle, panelled bath, low level W/C, pedestal wash hand basin and heated towel rail.

OUTSIDE:

To the front of the property there is a block paved driveway providing off road parking leading to a GARAGE. There is side access to the rear of the property which has a lawn area, patio area and flower and shrub borders.

AGENTS NOTE:

The windows to the front of the property are fitted with shutters.

NEEDHAM MARKET SIGN OFF:

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