



Teasel Close
Red Lodge, IP28 8XN
Offers In Excess Of £310,000

Teasel Close, Red Lodge, IP28 8XN

A delightful mews style townhouse with no upward chain overlooking a green in the popular village of Red Lodge.

Red Lodge provides excellent access to the A11 and is approximately 20 minutes from North Cambridge. The village offers many amenities and has a growing village centre to support a busy but convenient lifestyle. The village has a primary school and surgery and is a popular with families.

Accommodation comprises of a living room/diner, fitted kitchen/breakfast room, WC, 4/5 bedrooms (or study), ensuite to two bedrooms and a family bathroom.

Outside, there is an enclosed rear garden with a shed and allocated private parking.

Viewing is highly recommended.

About Red Lodge:

Red Lodge is a popular and well-served village located in Suffolk, England. The village offers a range of amenities, including local shops, cafes, and a community centre. Red Lodge Primary School provides education for younger children, while secondary students typically attend nearby schools in the surrounding towns. The village is well-connected with access to transport links, making it convenient for commuters, and is surrounded by scenic countryside, offering opportunities for outdoor activities. Additionally, Red Lodge features parks and recreational spaces, enhancing its appeal for families.

Hallway

With staircase case rising up to the first floor, radiator and door through to the:

Kitchen 14'3" x 11'5" (4.36 x 3.50)

Fitted with a range of matching eye and base level storage units and working surfaces over, inset stainless steel sink and drainer with mixer tap, integrated oven and hob with extractor hood above. Space and plumbing for a dishwasher, fridge/freezer and washing machine. Window to the front aspect and double doors through to the:

Living Room 19'2" x 11'3" (5.85 x 3.43)

Spacious living room with TV connection point, two radiators, storage cupboard, dual aspect windows to the rear and French doors out to the rear garden.

WC 6'2" x 2'11" (1.90 x 0.91)

Low level WC and hand basin.

First Floor Landing

Access to airing cupboard, bedrooms and bathroom. Staircase rising to the second floor.

Master Bedroom 11'5" x 10'9" (3.50 x 3.30)

Double bedroom with fitted wardrobes, radiator, window to the rear aspect and door through to the:

Ensuite 9'7" x 4'7" (2.94 x 1.41)

Comprising a low level WC, pedestal hand basin, walk-in shower cubicle, laid wooden style flooring and radiator.

Bedroom 4 10'1" x 9'7" (3.08 x 2.94)

Double bedroom with radiator and window to the front aspect.

Bedroom 5/Study 6'8" x 6'2" (2.04 x 1.88)

Versatile room with radiator and window to the rear aspect.

Bathroom 9'6" x 6'8" (2.92 x 2.04)

Three piece bathroom suite comprising a low level WC, pedestal hand basin, panelled bath, laid wooden style flooring, radiator and obscured window to the front aspect.

Second Floor Landing

With door through to the:

Bedroom 2 12'4" x 11'5" (3.77 x 3.50)

Double bedroom with radiator and dormer window to the rear aspect.

Ensuite 7'8" x 6'8" (2.35 x 2.04)

Comprising a low level WC, pedestal hand basin, walk-in shower cubicle, laid wooden flooring, radiator and Velux window.

Bedroom 3 15'8" x 13'2" (4.78 x 4.02)

Double bedroom with radiator and dormer window to the front aspect.

Outside - Rear

Enclosed rear garden mostly laid to lawn with paved patio seating area, timber built garden shed and rear pedestrian gate.

Outside - Front

Laid to shingle frontage with embedded shrub, outdoor lighting and pathway leading up to the front entrance. Overlooking open green space. Allocated parking also available.

Property Information:

Maintenance fee - a service charge of £250 Is paid annually for the maintenance of the communal area's.

EPC - C

Tenure - Freehold

Council Tax Band - D (West Suffolk)

Property Type - Townhouse

Property Construction – Standard

Number & Types of Room – Please refer to the floorplan

Square Meters - 121 SQM

Parking – Allocated parking

Electric Supply - Mains

Water Supply – Mains

Sewerage - Mains

Heating sources - Gas

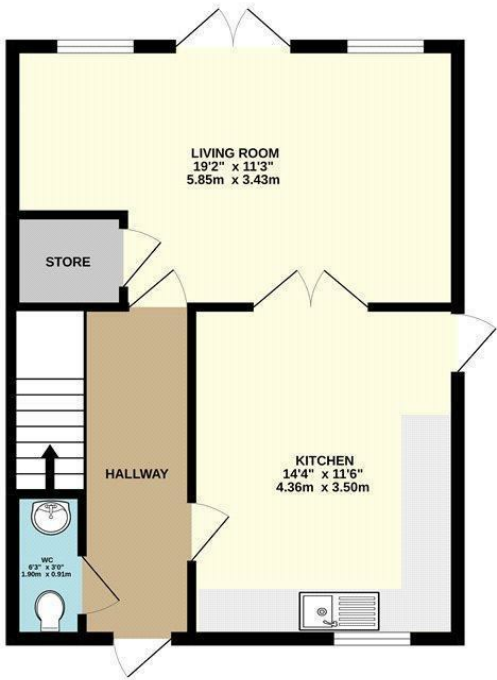
Broadband Connected - tbc

Broadband Type – Ultrafast available, 18000Mbps download, 220Mbps upload

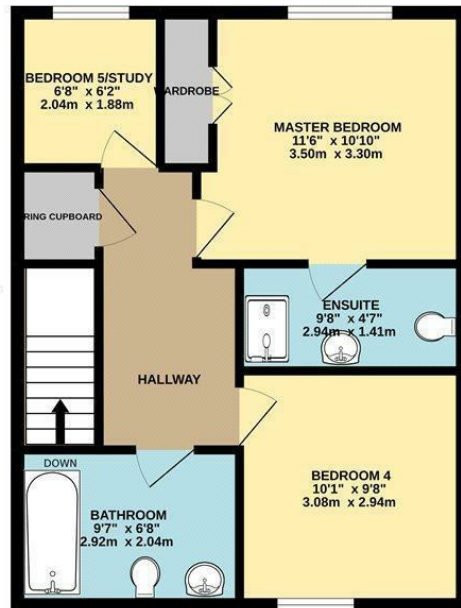
Mobile Signal/Coverage – Limited/likely/none on all networks

Rights of Way, Easements, Covenants – None that the vendor is aware of

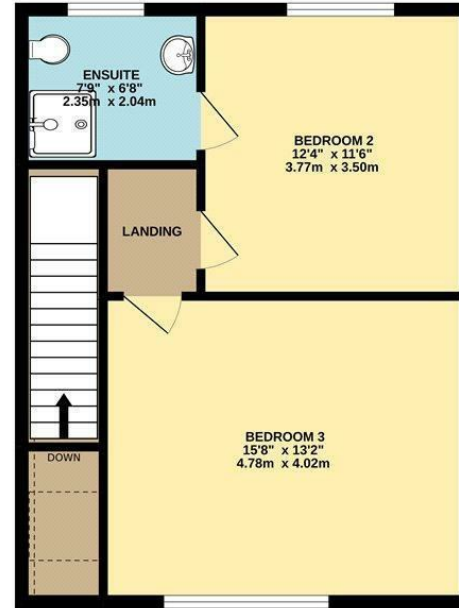
GROUND FLOOR
491 sq.ft. (45.6 sq.m.) approx.



1ST FLOOR
491 sq.ft. (45.6 sq.m.) approx.

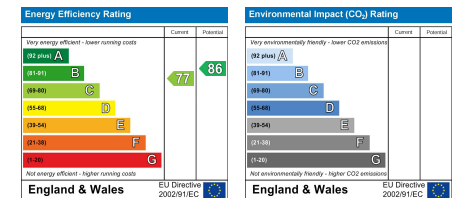
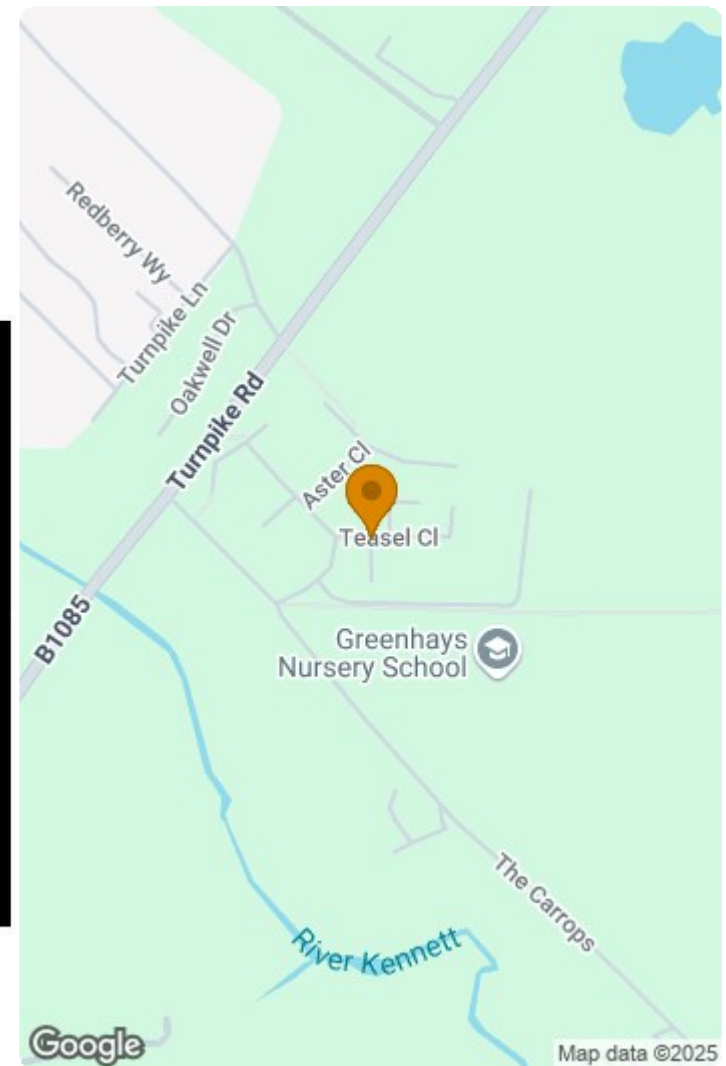


2ND FLOOR
491 sq.ft. (45.6 sq.m.) approx.



TOTAL FLOOR AREA : 1472 sq.ft. (136.7 sq.m.) approx.

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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