



Thorney Hall Close
Stowmarket IP14 5AZ

£299,950 Freehold

MaxwellBrown

Independent Property Agents

Located in a small private close within 2 minutes walk of the mainline rail station with journey time to Liverpool Street around 80 minutes and just a few minutes walking distance of the town centre this tastefully presented 4 double bed roomed semi-detached three storey house includes, recently refitted luxury kitchen, cloakroom, lounge, shower and bathrooms, well landscaped enclosed garden, gas central heating, double glazing and car parking. A viewing is most strongly recommended.



Composite sealed unit door to:

Entrance Hall.

Staircase to first floor with space under, Oak effect herringbone LVT flooring, radiator. Doors to:

Cloakroom.

Fitted with white suite of low flushing WC, vanity unit with wash basin and cupboards under, Oak effect herringbone LVT flooring, radiator, extractor fan.

Kitchen/Diner.

Recently refitted with Royal Blue handleless units under solid Quartz worktops, upstands and hob splashback, range of cupboards and draws at base and eye level, inset stainless steel sink with adjacent carved drainer and Quooker mixer tap, wine fridge, Hotpoint dishwasher, Indesit washing machine, Hotpoint induction hob and extractor hood, double tall unit housing Hotpoint double oven and fridge freezer, sealed unit double glazed window to front with shutters, LED inset spotlights, under unit pelmet lighting and pendant light to dining room all on dimmer switches. Oak effect herringbone LVT flooring, radiator, Baxi Gas fired boiler supplying heating and hot water.

Lounge.

Oak effect herringbone LVT flooring, sealed unit double glazed window to with shutters and French doors rear, radiator and television point.

First Floor: Landing.

Staircase to second floor, sealed unit double glazed window to front with shutters, Airing cupboard housing hot water tank fitted with immersion heater, smoke detector.

Bedroom 2:

Sealed unit double glazed windows to rear with shutters , radiator, television point.

Bedroom 4:

Sealed unit double glazed window to front with shutters, radiator, telephone point.

Bathroom:

Fitted White suite comprising panelled bath with thermostatic shower mixer tap, pedestal wash basin, low level WC, heated towel rail, extractor fan, fully tiled walls and floor.

Second floor, Landing.

Smoke detector, access to loft and doors to:

Bedroom 1.

Sealed unit double glazed casement door and side panels to small wrought iron balcony, television point, radiator.

Bedroom 3.

Sealed unit double glazed window to rear with shutters , radiator, television point.

Shower room.

Fitted white suite comprising corner shower cubicle with electric shower, pedestal wash basin, low level WC, heated towel rail, extractor fan, fully tiled walls and floor.

Outside.

The property is approached from Creting Road via a private shared tarmac roadway. Block paved frontage allowing parking space which will fit 2 cars. Side pedestrian access to nicely landscaped enclosed and quite secluded rear terraced garden with paved, lawned and decked areas retained by sleepers with steps accessing the different levels.

Services.

It is understood that all main services are connected to the property.

Council Tax Band c. Mid Suffolk district Council

Broadband Availability:

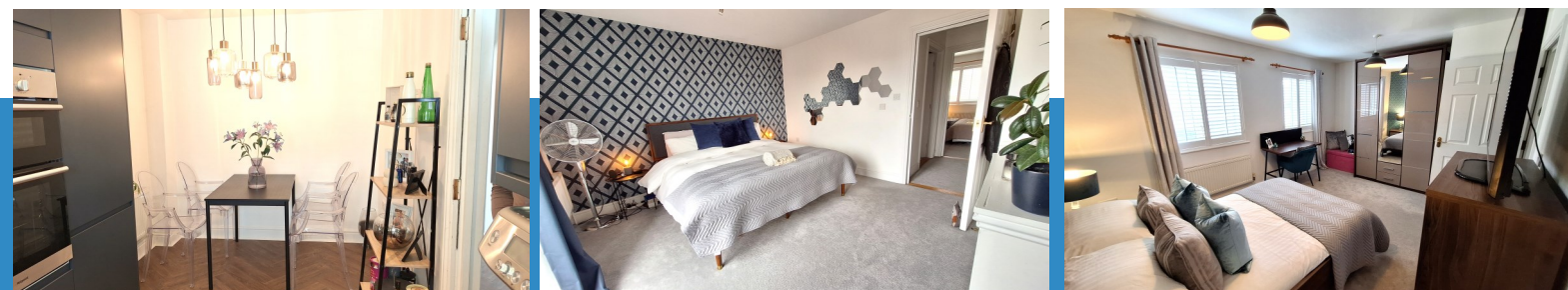
Standard: 16 Mbps download

Superfast: 80 Mbps download

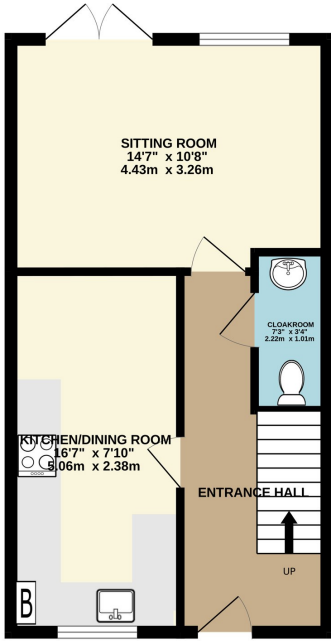
Ultrafast: 1000 Mbps download

Networks available: Openreach & Trooli

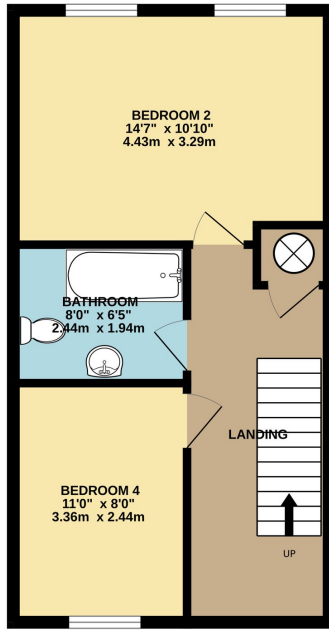
Details obtained from Ofcom



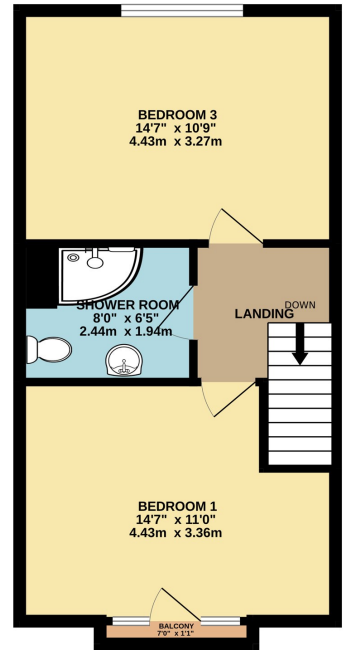
GROUND FLOOR
397 sq.ft. (36.9 sq.m.) approx.



1ST FLOOR
410 sq.ft. (38.1 sq.m.) approx.

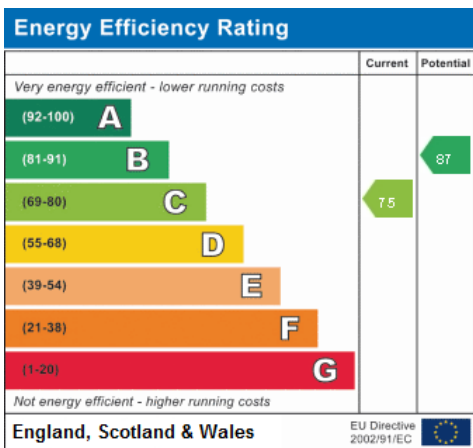


2ND FLOOR
412 sq.ft. (38.3 sq.m.) approx.



TOTAL FLOOR AREA: 1220 sq.ft. (113.3 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.
Made with Metropix ©2024





IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

