



# 27 Hargrave Avenue

Needham Market, Ipswich, Suffolk IP6 8ES

ML Property are delighted to offer for sale this 2 bedroom semi detached bungalow situated within a popular residential area of Needham Market.

guide price  
**£225,000**

## at a glance...

- 2 Bedroom semi detached bungalow
- Popular residential area of Needham Market
- In need of works throughout
- UPVC windows and gas fired central heating
- Enclosed rear garden
- Single garage and parking
- Offered with No Onward Chain





The property which requires updating throughout is offered with No Onward Chain and benefits from off road parking and a single garage.





## property

The property which as mentioned requires some modernisation/works throughout affords the following accommodation - hall, two bedrooms, wet room, sitting room and kitchen. Externally the property benefits from an enclosed rear garden with garden shed and a small front garden both laid to lawn.

There is a single garage and off road parking. The property benefits from UPVC Windows and gas fired central heating.

## location

The property is situated within the popular residential area of Needham Market which has many amenities on offer including a small supermarket, butchers, bakers, library, hardware store and historic inns. On the periphery's of Needham Market is the picturesque Needham Lake, which is popular among locals for pleasant walks and Fishing. The town also offers a railway station on the Cambridge - Ipswich branch line. Convenient access is afforded to the A14 linking the Midlands, the East Coast Ports and London via the M11.



## accommodation

Hall	
Bedroom 1	3.93m (12'10) x 2.84m (9'3)
Bedroom 2	3.00m (9'10) x 3.03m (9'11)
Shower Room	1.95m (6'4) x 3.00m (9'10)
Sitting Room	3.93m (12'10) x 4.33m (14'2)
Kitchen	2.70m (8'10) x 2.98m (9'9)

## services

Mains water, electricity, gas and sewage. Central heating is provided by and gas fired boiler.

Local Authority Mid Suffolk District Council - Council Tax Band B.



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 confirming boundaries, parking spaces and rights of way. 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. ALL MEASUREMENTS ARE APPROXIMATE.



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