





Rosewarne Villas, Berners Street, Ipswich, IP1 3LU

william h brown

welcome to

Rosewarne Villas, Berners Street, Ipswich

A well-proportioned, one bedroom, ground floor apartment offering a large lounge, separate kitchen, ample storage and an allocated parking space to the rear. Ideally positioned in a prime Town centre location, the property is within a short walk of Christchurch Park and the Town centre. EPC = D

Entrance Hall
Radiator, storage cupboard and additional understairs storage cupboard.

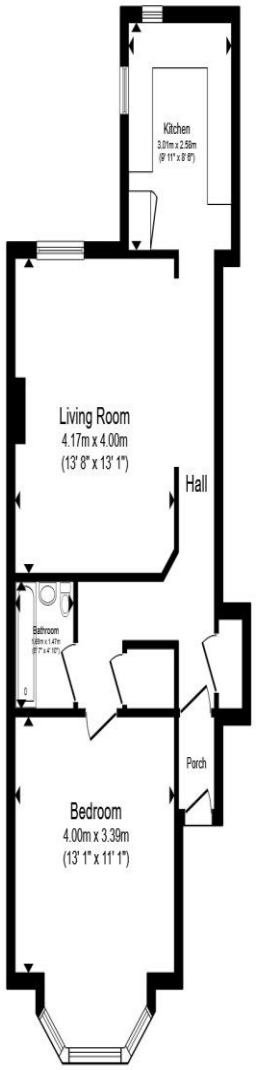
Lounge
A spacious room with a sash window to the rear, carpet flooring, radiator, a fireplace with stone surround and TV point.

Kitchen
Separate kitchen with windows to the side and rear, providing plenty of natural light. Fitted with a range of cream base level units with grey worktops a stainless steel sink plus drainer and chrome mixer tap, an integrated oven with gas hob, tiled splashbacks, storage cupboard, boiler and space and plumbing for a washing machine, fridge/freezer and dishwasher.

Bedroom
A good-sized double bedroom with a sash bay window to the front, carpet flooring, radiator and TV point.

Bathroom
Low level WC, pedestal wash hand basin, a bath with shower attachment, part tiled walls, radiator and extractor fan.

Parking
The property benefits from one allocated parking space to the rear.



Total floor area 56.2 m² (605 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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- No onward chain
- One bedroom ground floor apartment
- Spacious lounge
- Separate fitted kitchen
- Sash windows & ample storage space

Tenure: Leasehold EPC Rating: D
Council Tax Band: A Service Charge: Ask Agent
Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£90,000



view this property online williamhbrown.co.uk/Property/IPS121658

The Property Ombudsman

Property Ref:
IPS121658 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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