





Treeview, STOWMARKET, IP14 1SS

william h brown

welcome to

Treeview, STOWMARKET

A well presented two bedroom second floor apartment offering walking distance to the town centre and station. The property benefits from two bedrooms, lounge/kitchen area and allocated off road parking, Call now to get booked in for a viewing.

Accommodation
Entrance Porch
The property is entered by the front door into the entrance hall, coved ceiling, two built in cupboards, radiator, entrance phone and carpet.

Lounge/Kitchen
20' 1" x 11' 7" (6.12m x 3.53m)
Windows to rear and side, fitted with a range of wall and base units with roll top work surfaces, single bowl sink with drainer and mixer tap, electric oven with gas hob and extractor over, space for fridge freezer, washing machine, spotlights, coved ceiling.

Tv point, radiator and vinyl flooring.

Bedroom One
14' 5" max x 8' 9" (4.39m max x 2.67m)
Window to front, coved ceiling, built in wardrobe, radiator and carpet.

Bedroom Two
11' 6" x 6' 8" (3.51m x 2.03m)
Window to rear, coved ceiling, radiator and carpet.

Family Bathroom
Panelled bath with shower over, pedestal hand wash basin with mixer tap, low level wc, coved ceiling, access to loft, extractor, part tiled walls, radiator and vinyl flooring.

Outside
Communal Garden To Rear
Parking
One allocated parking space is provided.

Agents Note
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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- Second floor apartment
- Two bedrooms
- Close to town centre
- Lounge/kitchen area
- Allocated off road parking

Tenure: Leasehold EPC Rating: C
Council Tax Band: B Service Charge: 999.92
Ground Rent: Ask Agent
This is a Leasehold property with details as follows; Term of Lease 123 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£150,000



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.focalagent.com

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The Property Ombudsman

Property Ref:
SMK105322 - 0016

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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