

Pownall Road | | Ipswich | IP3 0DR

£70,000

NICHOLAS ESTATES

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Ipswich | IP3 0DR
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NO ONWARD CHAIN - 1 Bedroom Ground Floor Apartment located in the Modus development close to the Ipswich Waterfront, Ideal Buy to let investment or First time purchase. Electric Heating and Sealed Unit Double Glazing, Secure communal entrance.

- 1 Bedroom Ground Floor Apartment
- Ideal Buy to Let
- Sealed Unit Double Glazing
- Parking Space
- No Onward Chain
- Electric Heating
- Close to Waterfront
- Communal Gardens

Kitchen

10'4x6'08 (38.10x22.25x0.00)

Window to front, Fitted units and work tops, Built in oven, hob and extractor, Space and plumbing for washing machine.

Bedroom

12'3x10'25 (45.11x37.49x0.00)

Window to rear and door to outside. Electric heater.







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Living/Dining room

18'08x8'33 (66.14x30.48x0.00)

Window to front, Electric heater, opening to Kitchen

Bathroom

7'7x5'5 (28.35x20.12x0.00)

Bath with shower over, Wc, Wash Basin.

Outside

Parking space nearby and attractive communal gardens in a square to the rear.

Entrance

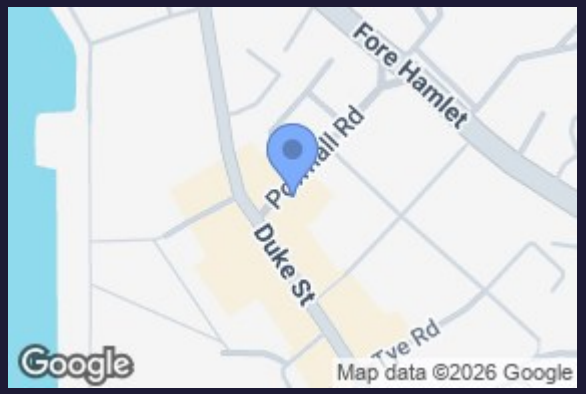
Secure door into Communal entrance area, Door to flat and door to communal gardens. Hallway in flat with built in cupboard and doors to

Agents Note

Please be advised that the Leasehold Charges displayed are accurate at the time of initial marketing, based on information provided by the seller, and are subject to fluctuate. Please make further enquiries to ensure you are satisfied before making any financial commitments.



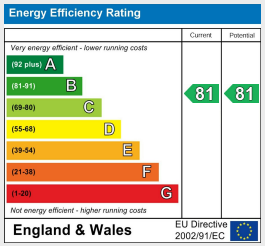






Council Tax Band **A**

EPC Rating **B**



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