



Bramford Road, Ipswich, IP1 5AU

welcome to

Bramford Road, Ipswich

This well-presented, bay fronted, double width home benefits from three good-size bedrooms, a ground floor bathroom, a 1st floor en suite, a sun trap, paved rear garden and a driveway with parking for 2 medium-size vehicles.

Entrance Hall

Carpet flooring, a storage cupboard, an understairs storage space and a door to the lounge.

Lounge

Double glazed bay window to the front, carpet flooring, TV point, one radiator and an opening to the dining room.

Dining Room

Double glazed window to the rear, carpet flooring, one radiator and a very large, understairs storage cupboard.

Kitchen

Eye and base level units in high gloss white with black stone effect worktop surfaces, tiled splashback, a stainless steel sink plus drainer and chrome flexi mixer tap, space for a washing machine, fridge/freezer and dishwasher, an integrated oven with electric hob and extractor hood, tiled flooring, a door to the garden and double glazed window to the side.

Ground Floor Bathroom

A triple shower with glass enclosure, low level WC, pedestal wash hand basin, double glazed window to the side, part tiled walls, tiled flooring, a white heated towel rail and extractor fan.

First Floor Landing

Carpet flooring and a built in wardrobe.

Master Bedroom

Double glazed window to the rear, carpet flooring, one radiator and a door to the en suite.

En Suite

Low level WC, pedestal wash hand basin, a bath, part tiled walls, tiled effect flooring, one radiator, extractor fan, an airing cupboard and double glazed window to the rear.

Bedroom Two

Double glazed window to the front, carpet flooring and one radiator.

Bedroom Three

Double glazed window to the front, carpet flooring and one radiator.

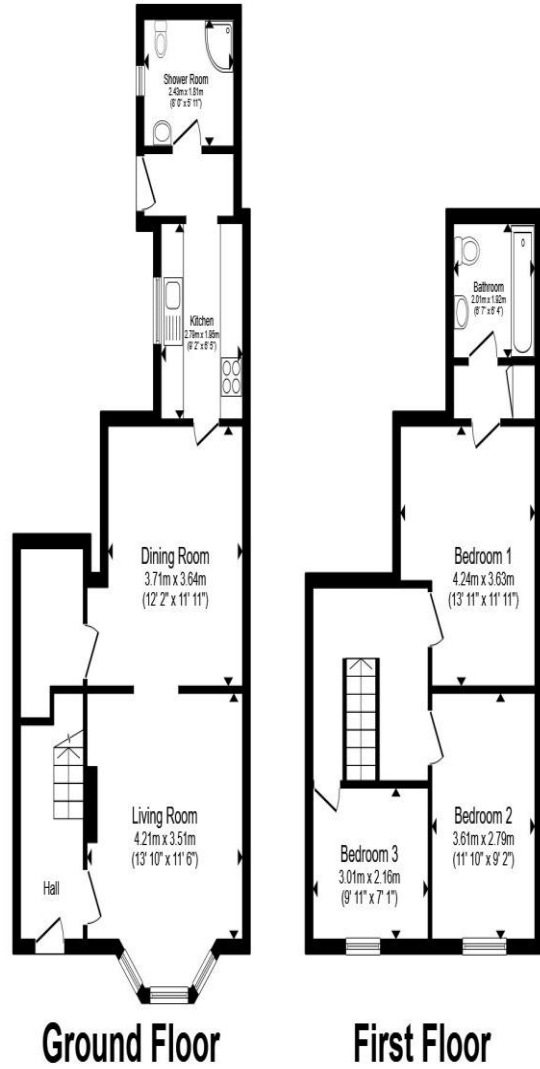
Outside:

Front Garden

A shingle driveway with off street parking for 1 large vehicle.

Rear Garden

A fully enclosed, paved rear garden with a rear gate and an outside tap. This garden is a real sun trap!



Total floor area 99.1 m² (1,067 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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Bramford Road,
Ipswich

- Three good-size bedrooms
- Bay fronted, double width home
- Ground floor bathroom & 1st floor en suite
- Sun trap, paved rear garden
- Driveway with parking for 2 medium-size vehicles

Tenure: Freehold EPC Rating: D
Council Tax Band: B

guide price

£190,000 - £200,000



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Property Ref:
IPS121113 - 0003

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