

KEYSTONE



Victoria Street, Ipswich, IP1 2JX

Offers In Excess Of £250,000

Period Detached House
Modern Open Plan Living
Dining Room
Utility Room
Garage & Driveway

Two Bedrooms
Lounge
Kitchen
Shower Room
Immaculate Condition Throughout

Victoria Street, Ipswich IP1 2JX

Nestled in a serene and tucked-away location on Victoria Street, this immaculate detached house offers a perfect blend of comfort and privacy. With a spacious open plan living area, this property is ideal for both relaxation and entertaining guests. The well-appointed kitchen provides a functional space for culinary pursuits, while the two inviting bedrooms ensure a restful retreat at the end of the day.

The house features a modern shower room, designed with both style and practicality in mind. The secure gated entrance adds an extra layer of safety and peace of mind, making this home a secure haven for you and your loved ones.

This delightful property is perfect for those seeking a tranquil lifestyle while still being conveniently located near local amenities. Whether you are a first-time buyer or looking to downsize, this charming home is sure to impress. Don't miss the opportunity to make this immaculate detached house your new home.



Front entrance door
Leading to lounge.

Lounge
15'3 x 11'7
With two radiators and a feature fireplace.

Dining Room
11'0 x 9'4
French doors to side, radiator and laminate flooring.

Kitchen
18'0 x 12'9
Fitted with a range of base units and drawers with matching wall mounted cabinets, sink & drainer unit with tiled splash back, double oven and ceramic hob with extractor over, integrated dishwasher, integrated fridge/freezer, vertical radiator, window to front and side and stairs to first floor.

Utility Room
5'3 x 4'5
Door to side, feature window to front, space and plumbing for washing machine and a built-in utility cupboard.

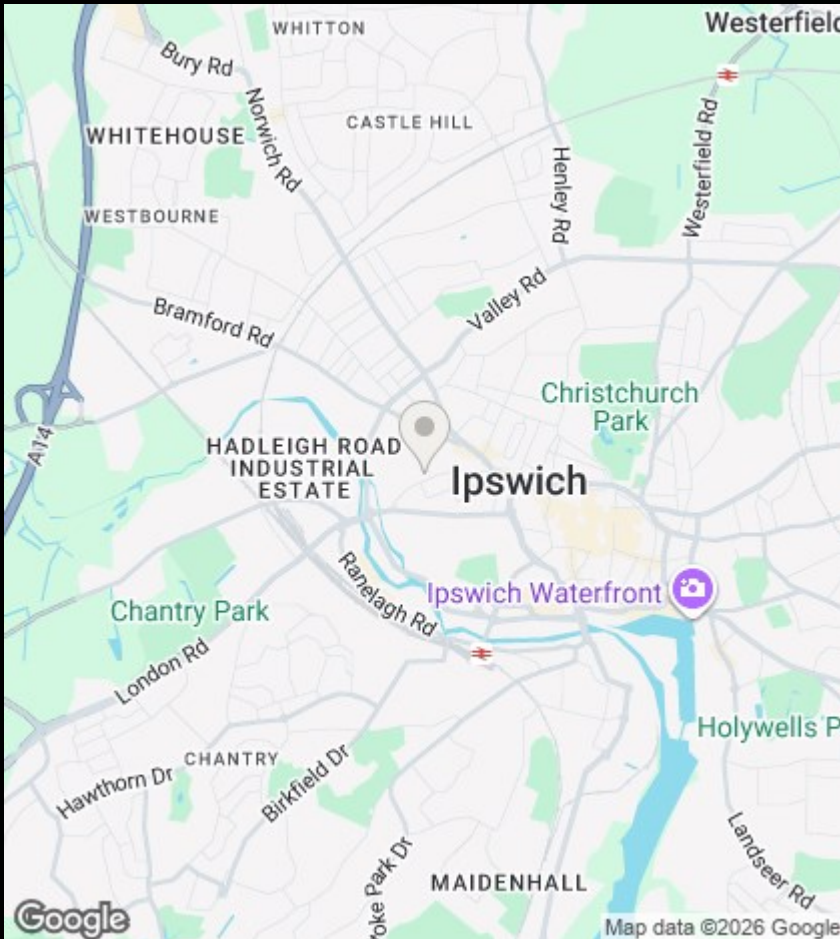
First floor landing
Window to rear, radiator and loft access.

Bedroom 1
11'9 x 11'8
Window to front and vertical radiator.

Bedroom 2
11'7 x 5'3
Window to front and side, radiator and built-in cupboard.

Shower Room
Fitted with shower cubicle, WC, vanity inset sink, vertical radiator, window to front, tiled flooring and tiled walls.

Outside
The garden to the property is one of its stand out features, situated behind a large entrance gate is a secluded courtyard garden laid to block paving which also doubles up as a driveway that leads to a detached garage with up and over door. Situated close to amenities and station but also situated in a tucked away location this period detached house is not to be missed out on.



Viewings

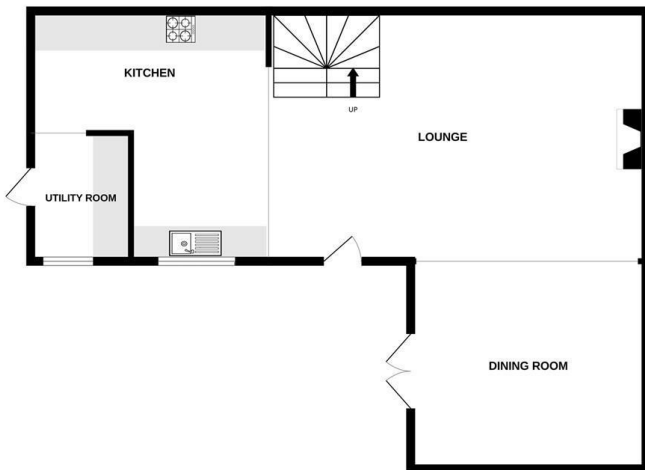
Viewings by arrangement only. Call 01473 221 399 to make an appointment.

EPC Rating:

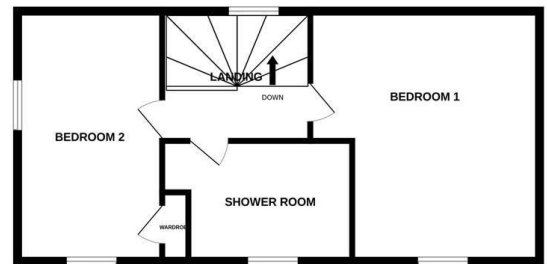
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			76
(55-68) D			
(39-54) E		44	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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