



CORNERSTONE
RESIDENTIAL ESTATE AGENTS

FARM VIEW, ROSE HILL, GRUNDISBURGH, IP13
6TQ

TENURE : FREEHOLD

GUIDE PRICE £450,000

- Flexible Accommodation
- Garage
- No Onward Chain
- Conservatory
- Pleasant Garden
- Parking for Several Vehicles

THE ACCOMMODATION



Entrance Hall

A spacious hallway with doors to...

Living Room 4.40m x 3.07m (14' 5" x 10' 1")

With feature fireplace, and dual aspect windows.

Kitchen 4.09m x 2.97m (13' 5" x 9' 9")

Fitted with a range of wall and base cabinets, work surfaces, inset sink/drain unit, electric oven, hob and cooker hood, window to rear aspect, door to the garden, built-in cupboard housing the gas-fired boiler.

Bedroom Two 3.69m x 3.35m (12' 1" x 11')

With window to front aspect.

Dining Room 3.80m x 3.33m (12' 6" x 10' 11")

With window to side aspect, door to Bedroom One and double doors to the...



Conservatory 2.77m x 2.42m (9' 1" x 7' 11")

With doors to the garden.

Bedroom One & En-Suite 4.37m x 2.86m (14' 4" x 9' 5")

(Bedroom measurement only) A generously proportioned bedroom with window to front and an En-Suite Shower Room fitted with a shower enclosure, WC and wash basin.

Outside

There's a generous driveway on the approach providing off road parking for several cars and access to the garage, which has an up-and-over door. There's a very private front garden which has lawn, seating area and well-established hedges and shrubs. There's a side gate that leads to the rear garden, offering a good-sized patio, lawn and mature trees and shrubs.



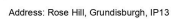
THE PROPERTY & LOCATION

A spacious, detached bungalow situated in the popular village of Grundisburgh, between Ipswich and Woodbridge. This flexible property has been very well maintained and comprises an entrance hall, kitchen, living room, dining room, conservatory, a principal bedroom with en-suite shower room, a further double bedroom, and a bathroom. There's a garage, driveway for several vehicles and no onward chain.

Grundisburgh has retained that feeling of a real suffolk village with a traditional sense of community and is well served by shops, a local primary school (feeding in to the "outstanding" Farlingaye High School in Woodbridge), doctors surgery, village hall, park with tennis courts, football pitch and childrens play area and an excellent pub.



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