



Great Harlings, Shotley Gate, Ipswich, IP9 1NY

welcome to

Great Harlings, Shotley Gate, Ipswich

This beautifully presented, semi-detached home is situated in Shotley Gate and benefits from three bedrooms, an open plan kitchen/diner, a ground floor cloakroom, a 1st floor bathroom, a stunning rear garden with field views and off street parking.

Entrance Hall

Marble effect tiled flooring, one radiator and understairs storage space.

Cloakroom

Tiled effect flooring, double glazed window to the front, low level WC and a corner vanity sink with chrome mixer tap.

Lounge

Wood effect flooring, TV point, double glazed window to the front, one radiator and a fitted wood burner with stone base and wood surround.

Kitchen/Diner

Beautiful, open plan room with marble effect tiled flooring, eye and base level units in sage green with wood effect worktop surfaces, an integrated oven with electric hob, space for a fridge/freezer, washing machine and dishwasher, a ceramic, one and a half bowl sink plus drainer and chrome mixer tap, a breakfast bar, one radiator and doors to the garden.

Dining Area

Marble effect tiled flooring, double glazed windows to the rear and side and a door to the garden.

First Floor Landing

Double glazed window to the side, spotlights, loft hatch and a storage cupboard.

Master Bedroom

Carpet flooring, one radiator, a built in wardrobe, double glazed window to the rear and built in storage space.

Bedroom Two

Carpet flooring, one radiator, double glazed window to the front and built in storage space.

Bedroom Three

Double glazed window to the front, carpet flooring, one radiator and a built in wardrobe.

Bathroom

Stunning bathroom with marble effect tiled flooring, tiled walls in black, two double glazed windows to the front, a P bath with chrome mixer tap, two shower attachments and a glass screen, a heated towel rail, low level WC and a vanity sink with chrome mixer tap.

Outside:

Front Garden

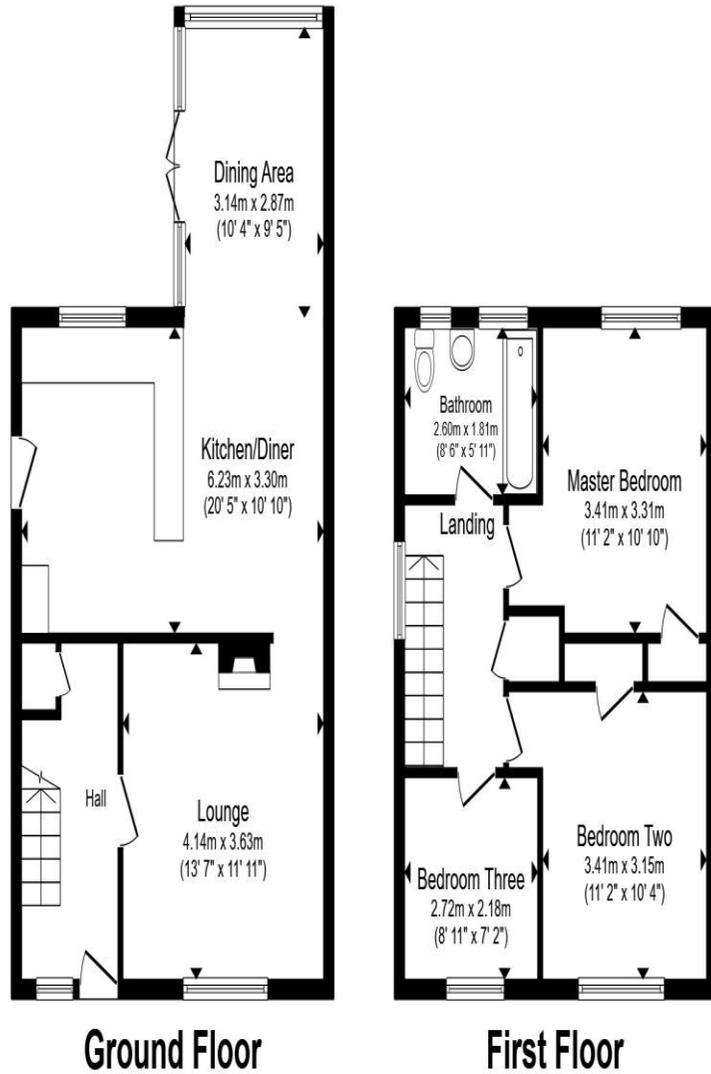
Block paved driveway, providing parking for two cars, a side access gate, solar panels on the roof of the property, an artificial grass area to the side and shrubs.

Rear Garden

Beautiful rear garden with a paved side access, artificial grass throughout, a patio seating area, a fully enclosed border, flower bed borders, stunning field views to the rear, a large shed, with power and solar panels on the roof and a large, covered pond.

Brick Outbuilding

Single glazed window to the rear.



Total floor area 96.9 m² (1,043 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



welcome to
Great Harlings,
Shotley Gate, Ipswich

- Three bedrooms
- Solar panels
- Beautiful rear garden
- Off street parking
- Picturesque field views to the rear

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

£280,000



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Property Ref:
IPS121261 - 0002

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