



**CORNERSTONE**  
RESIDENTIAL ESTATE AGENTS

**TURNER GARDENS, WOODBRIDGE, IP12 4JD**

**TENURE : FREEHOLD**

**GUIDE PRICE £665,000**

- Detached Family Home
- Five Bedrooms
- Over 1700 square feet
- Cul-De-Sac Location
- En-Suite & Family Bathroom
- No Onward Chain

# THE ACCOMMODATION



## Entrance Hall

With stairs off to the first floor, courtesy door to the garage, and doors to...

## Cloakroom

Fitted with WC and wash basin.

## Living Room 5.75m x 3.67m (18' 10" x 12')

With window to front aspect, feature fireplace with open fire and a doorway leading to the...



## Dining Room 3.69m x 3.11m (12' 1" x 10' 2")

With glazed patio doors overlooking and giving access to the garden and a door to the...

## Kitchen/Living Area 7.26m x 2.80m (23' 10" x 9' 2")

Fitted with a range of wall and base cabinets, work surfaces, inset sink/drain unit, built-in electric double oven, gas hob and cooker hood, window to rear, door to the Utility Room and open to the...



## Conservatory 4.33m x 2.52m (14' 2" x 8' 3")

A pleasant seating area overlooking the garden and double doors to the same.

## Utility Room 2.44m x 2.44m (8' x 8')

With cabinets, work surfaces and plumbing for the washing machine.

## First Floor Landing

With airing cupboard, loft access and doors to...

## Bedroom One & En-Suite 4.52m x 3.69m (14' 10" x 12' 1")

(Bedroom measurement only) With window to front aspect, built-in wardrobe, and an En-Suite Shower Room fitted with shower enclosure, WC and wash basin.

## Bedroom Two 3.68m x 3.69m (12' 1" x 12' 1")

Another good double with window to rear aspect and built-in wardrobe.

## Bedroom Three 4.42m x 2.43m (14' 6" x 8')

With skylight windows and eaves storage.

## Bedroom Four 3.32m x 2.49m (10' 11" x 8' 2")

With built-in wardrobe and window to front aspect.

## Bedroom Five 2.83m x 2.48m (9' 3" x 8' 2")

With window to rear and built-in wardrobe.

## Family Bathroom

Fitted with three-piece suite comprising a panelled bath, WC and wash basin, tiled walls and window to rear aspect.

## Outside

To the front of the property is a garden with lawn, planting beds and a driveway providing off-road parking and access to the Double Garage (5.14m x 5.11m max - L-shape). The rear garden has two patio areas, summer house, mature shrubs and hedging, all enclosed by fencing.

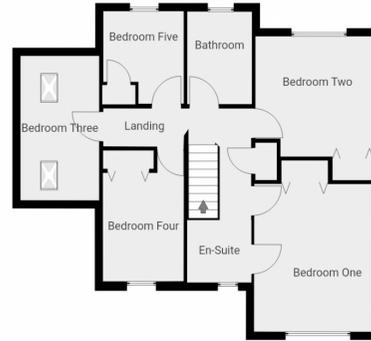
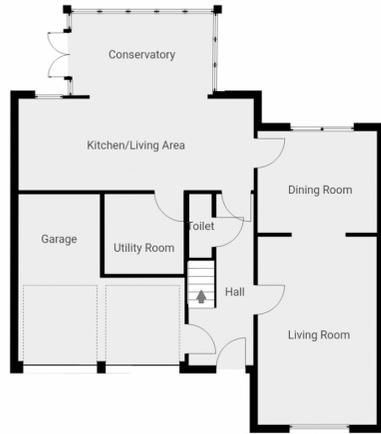
# THE PROPERTY & LOCATION

A spacious and well-maintained detached family home situated in a popular cul-de-sac within Woodbridge. The property comprises an entrance hall, cloakroom, living room, dining room, open plan kitchen/living/conservatory, five bedrooms, en-suite shower room and family bathroom, double garage and pleasant south-facing garden. There's gas central heating, double glazed windows and no onward chain.

The historic, picturesque town of Woodbridge lies on the banks of the River Deben and is popular with sailing enthusiasts and those wishing to enjoy the pace of life that a Suffolk, Market Town has to offer. Burkitt Road is ideally situated for local amenities and services including shops and schools; in both state and private sector. It's also great for access into the Town Centre or out of the town on the A12 to Ipswich and beyond.



TO ARRANGE A VIEWING OF THIS PROPERTY OR  
TO SEE HOW WE CAN HELP YOU MOVE CALL US ON 01394 547000



While we try and be as accurate as we can with our floorplans, they are for guidance only and should not be relied upon.



Council Tax Banding : F

We understand from our vendor that the property is connected to a mains gas supply, electricity, water and drainage.

Please visit Ofcom - to view the mobile and network coverage



42 MARKET HILL, WOODBRIDGE, SUFFOLK, IP12 4LU  
T:01394 547000 E:WOODBRIDGE@CR-EA.CO.UK W:CR-EA.CO.UK  
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REGISTERED NUMBER: 9421778  
REGISTERED OFFICE: 42 MARKET HILL, WOODBRIDGE, IP12 4LU

### Disclaimer

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