



Glemsford Road, Stowmarket, IP14 2PN

welcome to

Glemsford Road, Stowmarket

Three-bedroom home on Glemsford Road with spacious reception room, fitted kitchen, family bathroom, and private garden. Close to shops, schools, and transport links- perfect for families or first-time buyers seeking comfort and convenience. Call now to book.



Accommodation

Entrance Porch

3' x 7' 2" (0.91m x 2.18m)

Window and door to front, wood laminate flooring and door to;

Lounge

14' 9" x 14' 2" (4.50m x 4.32m)

Window to rear, stairs to first floor, radiator, tv point, coved ceiling and wood laminate flooring.

Kitchen/Diner

14' 9" x 9' 6" (4.50m x 2.90m)

Windows to front and rear, door to rear garden, fitted with a range of wall and base units with roll top work surfaces, stainless steel single sink with drainer and mixer tap, double electric oven with hob and extractor over, space for washing machine, tumble dryer, integrated fridge freezer, part tiled walls, radiator and ceramic tiled flooring.

First Flooring Landing

With access to loft, carpet and doors to;

Bedroom One

10' 3" x 10' 11" +wardrobes (3.12m x 3.33m +wardrobes)

Window to front, built in wardrobes, tv point, radiator and carpet.

Bedroom Two

10' 4" max x 11' 2" max (3.15m max x 3.40m max)

Window to front, radiator and carpet.

Bedroom Three

6' 5" x 7' 11" (1.96m x 2.41m)

Window to rear, access to loft, radiator and carpet.

Family Bathroom

Frosted window to rear, fitted with a suite comprising a panelled bath with shower over, pedestal hand wash basin, low level wc, spotlights, fully tiled walls, radiator and vinyl flooring.

Outside

Rear Garden

Fence enclosed with rear access gate, patio and lawn areas, outside light and tap.

Garage

En bloc with up and over door with parking to front.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Glemsford Road, Stowmarket

- Three well-proportioned bedrooms
- Bright reception room
- Fitted kitchen
- Family bathroom
- Private rear garden

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

offers in excess of

£220,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SMK105054 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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