



**43 Anglesea Road, Ipswich**

Guide Price **£340,000**

**Woodcock  
& Son**



## 43 Anglesea Road

Ipswich, Ipswich

A detached four-bedroom period house with characterful accommodation arranged over four floors, a substantial cellar level and a private courtyard garden.

Set on Anglesea Road, within one of Ipswich's most established Victorian residential areas, this detached house has a quiet presence. Built in Suffolk white brick and arranged over four floors, it is a house of good scale and evident character, with sash windows, stripped floorboards and original fireplaces still giving shape and identity to the rooms.

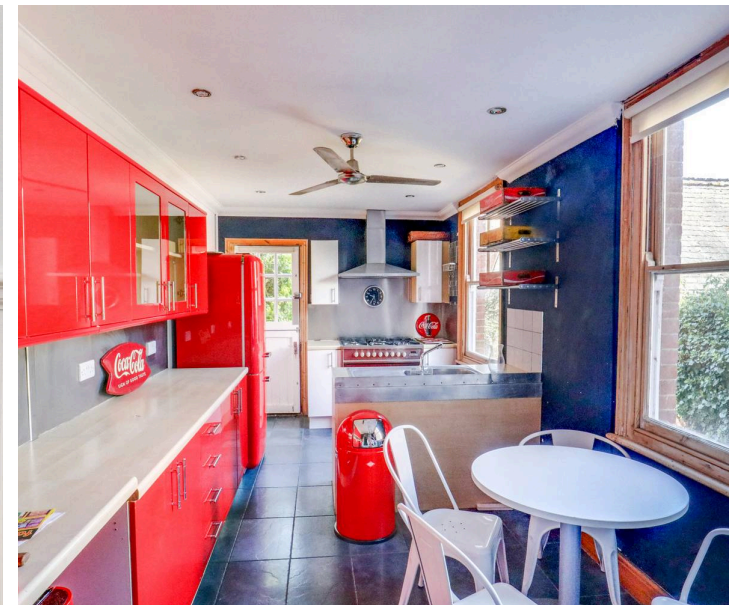
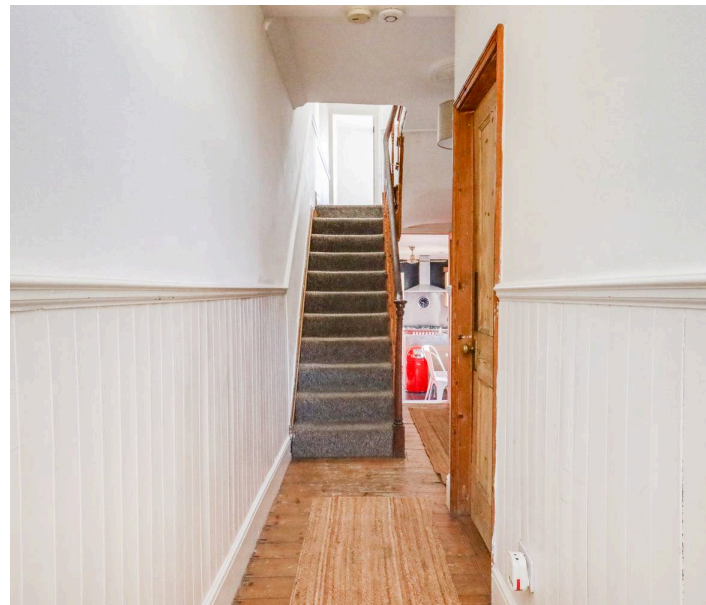
The front door, set beneath a curved fanlight, opens to a reception hall. Beyond lies a generous open-plan sitting and dining room, with a fireplace, stripped floorboards and good natural light. Alongside is a generously proportioned kitchen/breakfast room, with ample storage and worktop space, room to gather informally, and a door opening directly to the garden.

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On the first floor are three bedrooms and the family bathroom. The principal bedroom has an en suite shower room, while the remaining rooms are well proportioned and light-filled. At the top of the house, a further bedroom occupies the attic floor, giving a useful sense of separation from the main bedroom accommodation.

The cellar comprises three substantial rooms and a shower room, with windows and independent access to the rear garden. It gives the house a useful degree of flexibility, whether for work, storage or more self-contained use, subject to any consents required.





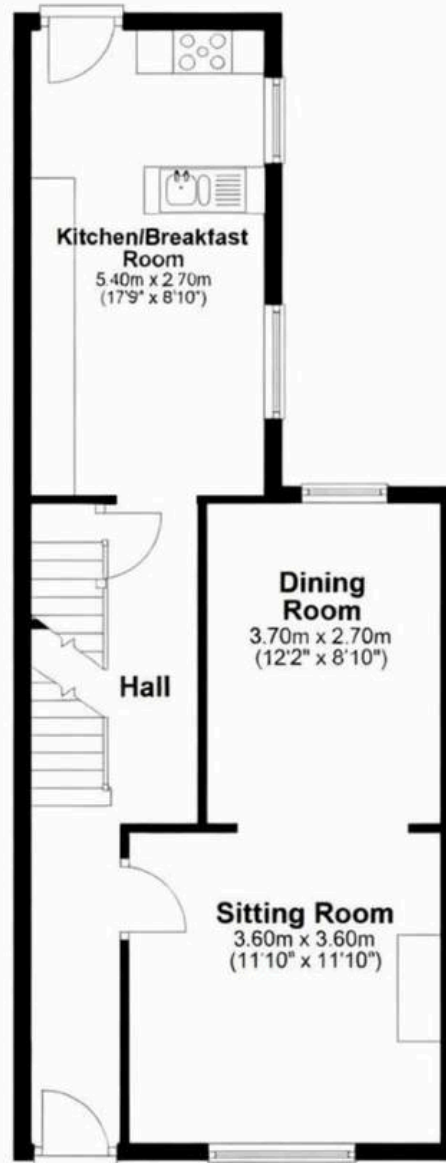
### Basement

Approx. 47.9 sq. metres (515.1 sq. feet)



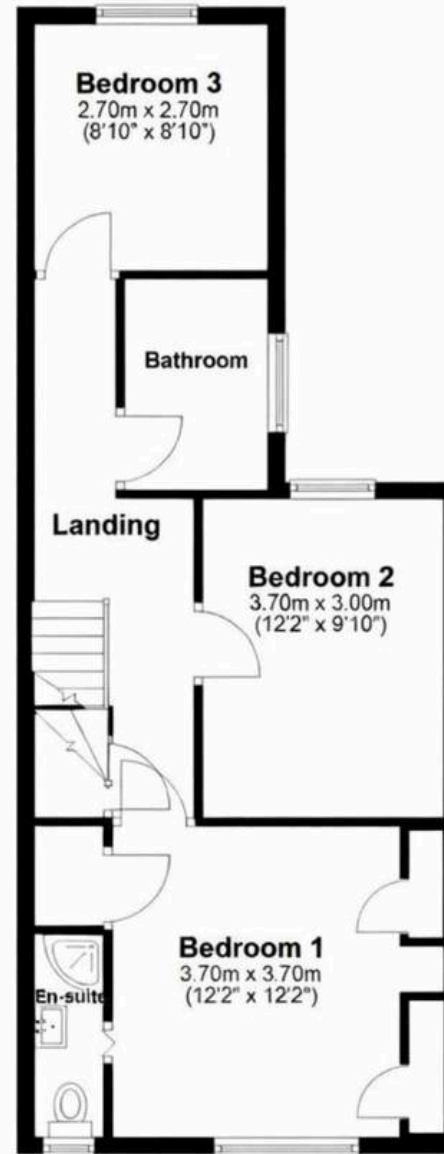
### Ground Floor

Approx. 49.9 sq. metres (536.9 sq. feet)



### First Floor

Approx. 50.2 sq. metres (539.9 sq. feet)



### Second Floor

Approx. 19.4 sq. metres (208.3 sq. feet)



Total area: approx. 167.2 sq. metres (1800.2 sq. feet)



## Woodcock & Son

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