

oakheart



£270,000

Offers In Excess Of
Dawnbrook Close, Ipswich

Occupying a generous plot within a popular residential location, this SEMI-DETACHED FAMILY HOME offers TWO DOUBLE BEDROOMS, MULTIPLE RECEPTION ROOMS, a CONSERVATORY, GROUND FLOOR STUDY, DETACHED GARAGE, AMPLE OFF-ROAD PARKING, a GENEROUS MATURE REAR GARDEN and is offered to the market with NO ONWARD CHAIN. Having been lovingly cared for over many years, the property presents an excellent opportunity for its next owner to modernise and create a fantastic long-term home.

The welcoming entrance hall leads through to a spacious living room, providing an inviting space for everyday living and entertaining. The fitted kitchen sits to the rear of the property and opens into the dining room, creating a sociable layout, whilst the adjoining conservatory enjoys attractive views across the garden and provides an

additional reception area to enjoy throughout the seasons. A further sun room offers excellent flexibility and could be utilised as a relaxing seating area, hobby space or practical everyday entrance.

A real highlight of the property is its adaptable ground floor accommodation, with a separate study providing the ideal work-from-home environment or versatile room to suit a variety of lifestyles. A convenient cloakroom completes the ground floor.

Upstairs, the property offers TWO GENEROUS DOUBLE BEDROOMS, both benefiting from fitted wardrobes, together with a family bathroom.

Externally, the beautifully established rear garden is undoubtedly one of the property's

standout features, thoughtfully arranged with patio seating areas, a raised decked terrace, mature planting and a generous lawn, creating a private outdoor space perfect for both relaxing and entertaining. To the front, the substantial driveway provides ample off-road parking and leads to the detached garage.

Offering spacious accommodation, exceptional outdoor space and excellent potential to personalise, this is a wonderful opportunity to acquire a well-loved home in a sought-after part of Ipswich.







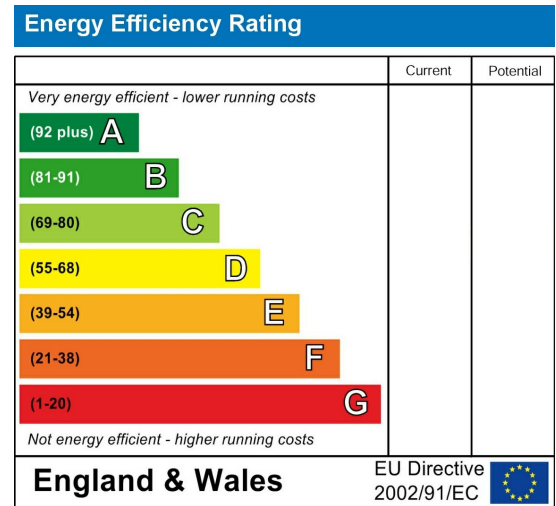




Local Authority:

Tenure:
Freehold

Council Tax Band:
B



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon.