

for sale

£270,000 Freehold



Childers Close Shotley Gate Ipswich IP9 1NX

Located within a quiet cul-de-sac in the popular village of Shotley Gate, this three-bedroom semi-detached home occupies a generous corner plot, and offers spacious and versatile accommodation throughout,



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Property Details

Entrance Hall

Understair storage cupboard, wood effect flooring, radiator, door leading to:

Lounge

Wood effect flooring, woodburner, radiator, double glazed window,

Kitchen/Diner

Matching wall and base units, marble effect work surface with breakfast, ceramic hand wash basin with mixer spray tap, inset drainer, tiled splashbacks, electric oven with hob and extractor over, integrated microwave, integrated washing machine, bin store, wood effect flooring, spotlighting, double glazed window, two radiators, media wall, feature light over dining area, patio doors leading to rear garden

Landing

Carpeted, loft access (part boarded with ladder and light), airing cupboard, double glazed window,

Family Bathroom

Walk in shower cubicle, tiled floor and walls, vanity wc, vanity hand wash basin with mixer tap, two double glazed windows, spotlighting, heated towel rail,

Bedroom One

Double glazed windows, built in wardrobes, carpeted, built in wardrobes

Bedroom Two

Carpeted, radiator, double glazed windows, built in wardrobes

Bedroom Three

Wood effect flooring, radiator, double glazed window

Outside - Rear Garden

Large patio area, seating area to rear, laid to lawn, brick built outbuildings with power and light, area to side currently housing trampoline laid with bark,

Outside-Front Garden & Parking

Dropped kerb providing access to ample off road parking, gate leading to rear garden,





To view this property please contact Connells on

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IPSWICH IP1 1QT

Property Ref: ICH310599 - 0010

Tenure:Freehold EPC Rating: D

Council Tax Band: B

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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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