



Chatsworth Drive, Rushmere St. Andrew Ipswich IP4 5XA



welcome to

Chatsworth Drive, Rushmere St. Andrew Ipswich

OPEN HOUSE SATURDAY 25th APRIL BY APPOINTMENT ONLY

**DETACHED BUNGALOW **TWO RECEPTION AREAS **UTILITY **THREE BEDROOMS **CORNER PLOT

**EAST IPSWICH **CLOSE TO BROKE HALL SCHOOL & IPSWICH HOSPITAL **DRIVEWAY **GARAGE **NO ONWARD CHAIN



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Situated in the heart of East Ipswich, this three-bedroom detached bungalow enjoys a prime corner plot with both front and rear gardens.

The property is within walking distance of Ipswich Hospital, local doctors' surgeries, and falls within the Broke Hall School catchment. It also benefits from excellent transport links to and from the town centre.

Inside, the bungalow offers an L-shaped lounge/dining area, three bedrooms, and well-proportioned living space throughout. With its versatile layout and convenient location, it is ideal for families, professionals, or retired buyers alike.

Early viewing is highly recommended to appreciate both the size and superb location of this property.

Entrance Door Into-

Porch

Hallway

Living/Dining Area

14' 4" max x 22' 7" (4.37m max x 6.88m)

Kitchen

11' 9" x 8' 8" (3.58m x 2.64m)

Utility

12' 3" x 7' 5" (3.73m x 2.26m)

Bathroom

Separate W/C

Bedroom One

13' 3" x 9' 5" (4.04m x 2.87m)

Bedroom Two

10' 3" x 8' 9" (3.12m x 2.67m)

Bedroom Three

8' 8" x 9' 8" (2.64m x 2.95m)

Outside

Front Garden

Rear Garden

Garage



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Chatsworth Drive, Rushmere St. Andrew Ipswich

- THREE BEDROOMS
- DETACHED BUNGALOW
- DRIVEWAY & GARAGE
- NO ONWARD CHAIN
- GREAT LOCATION

Tenure: Freehold EPC Rating: E
Council Tax Band: D

£330,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
IPW104174 - 0004

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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