



**Oaklyn Fingal Street, Worlingworth Woodbridge IP13 7HS**



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## **Oaklyn Fingal Street, Worlingworth Woodbridge**

Situated in peaceful Worlingworth, this spacious 4-bedroom detached bungalow sits on approximately 1.5 acres of wrap-around gardens and features a modern kitchen with utility, a dining room, separate reception rooms and conservatory. The property also offers an outbuilding and off-road parking.

### **Entrance Hall**

Door to kitchen and lounge, radiator, double glazed window, loft access.

### **Lounge**

13' 11" x 14' 11" ( 4.24m x 4.55m )  
Two double glazed windows, two radiators.

### **Dining Room**

11' 6" x 12' ( 3.51m x 3.66m )  
Double glazed windows, radiator, carpet flooring.

### **Reception Room**

15' x 14' 8" ( 4.57m x 4.47m )  
Double glazed windows, radiator, sliding doors, carpet flooring.

### **Kitchen**

11' 6" x 16' 11" ( 3.51m x 5.16m )  
Double glazed window to conservatory, electric hob, eye level oven, sink, built in fridge freezer, radiator, boiler room / airing cupboard, tiled flooring.

### **Utility Room**

9' 2" x 5' 8" ( 2.79m x 1.73m )  
Space for white goods, wash basin, tiled flooring.

### **Conservatory**

15' 8" x 9' 7" ( 4.78m x 2.92m )  
Windows, radiator, door to garden.

### **Bedroom 1**

9' 9" x 14' 5" ( 2.97m x 4.39m )  
Double glazed window, radiator, over bed storage.

### **En-Suite**

Double glazed frosted window, radiator, w/c, wash basin, bath.

### **Bedroom 2**

16' 7" x 10' 7" ( 5.05m x 3.23m )  
Double glazed window to rear aspect, radiator, carpet flooring.

### **Bedroom 3**

11' 6" x 10' 7" ( 3.51m x 3.23m )  
Double glazed window to rear aspect, radiator, carpet flooring.

### **Bedroom 4**

9' x 9' 10" ( 2.74m x 3.00m )  
Double glazed window, radiator.

### **Bathroom**

Double glazed window, shower cubical, w/c, bath, wash basin.

### **Rear Garden**

1.5 acres wrap around garden, oil tank, lawn and sheds.

### **Parking**

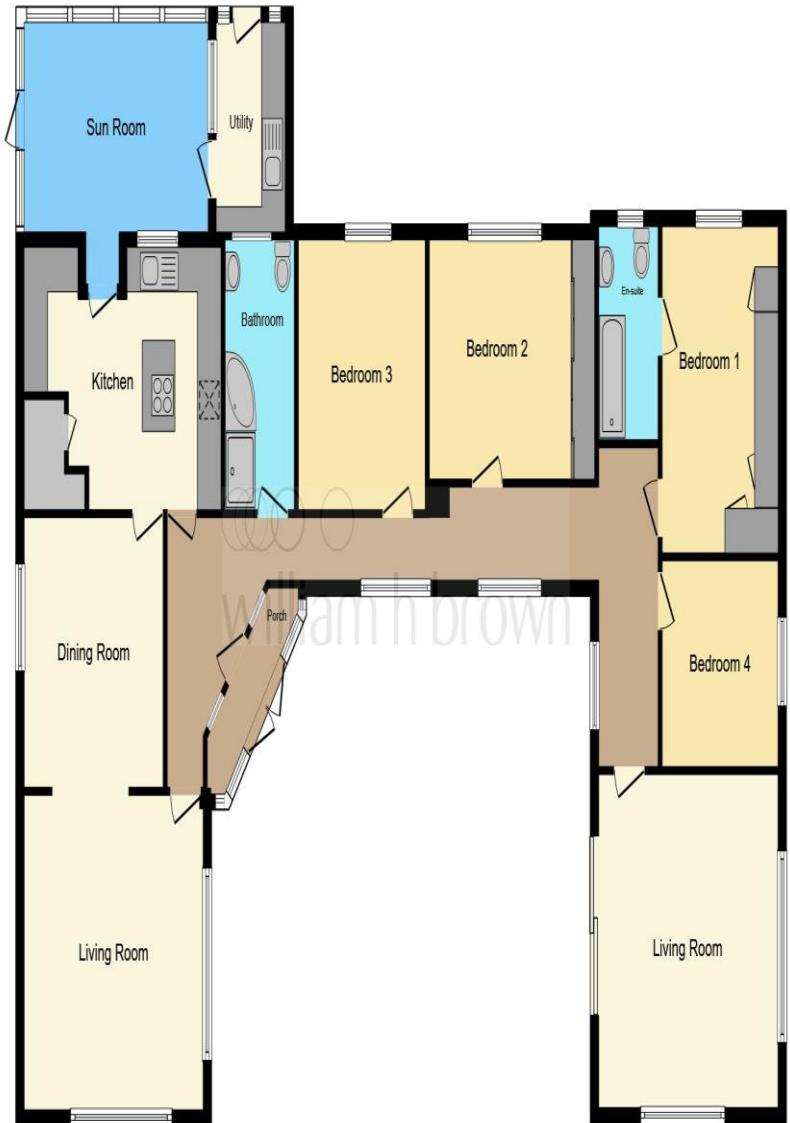
Driveway for off road parking.

### **Outbuildings**

Power and light, door to front.

### **Agents Note**

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you as to time-frames for registration.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## Oaklyn Fingal Street, Worlingworth Woodbridge

- Spacious 4-bedroom detached bungalow
- 1.5 acres of wrap-around gardens
- Primary bedroom with en-suite
- Modern Kitchen with separate utility room
- Peaceful location

Tenure: Freehold EPC Rating: E

Council Tax Band: E

**£615,000**



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Property Ref:  
FLH105341 - 0007

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



**01728 723923**



Framlingham@williamhbrown.co.uk



26 Market Hill, Framlingham, WOODBRIDGE,  
Suffolk, IP13 9AN



**williamhbrown.co.uk**