



Mildmay Road, Ipswich, IP3 9PG

welcome to

Mildmay Road, Ipswich

This stunning, two bedroom, semi-detached home benefits from a large open plan kitchen/diner, a cosy lounge, a 1st floor bathroom, a conservatory, off street parking and a large rear garden.

Location

The property is situated to the South East side of Ipswich offering good access out to the A14 commuter trunk road. The county town of Ipswich offers a wide range of local amenities including schools, University, shops, doctors, dental surgeries, hospital, two theatres, parks, recreational facilities and mainline railway station providing direct links to London Liverpool Street Station. The town has also undergone an extensive rebuilding and a gentrification programme principally around the vibrant waterfront which now boasts some lovely bars and restaurants.

Entrance Hall

Spacious entrance hall with one radiator, carpet flooring and understairs storage space.

Lounge

A large double glazed bay window to the front, carpet flooring, one radiator, TV point and an opening to the kitchen/diner.

Kitchen/Diner

Open plan room with a contemporary kitchen in high gloss white with black stone effect worktop surfaces, a door to the conservatory, a door to the hall, double glazed windows to the rear, a stainless steel one and a half bowl sink plus drainer and chrome mixer tap, tiled splashback, space for an oven, fridge freezer, dishwasher and washing machine, a fitted extractor hood, a wall mounted boiler, two radiators and laminate wood effect flooring throughout.

Conservatory

Double glazed windows to rear and side, carpet flooring, one radiator and French doors to the rear garden.

First Floor Landing

Double glazed window to side, carpet flooring and the loft hatch.

Master Bedroom

Double glazed bay window to the front, a further double glazed window to the front, one vertical, wall hung radiator, one further radiator, carpet flooring and space for a double wardrobe. This room was previously two bedrooms, the current vendors removed the wall between the two bedrooms to create one bedroom with a dressing area. The current layout could easily be reverted back to two bedrooms.

Bedroom Two

Double glazed window to the rear, one radiator, carpet flooring and space for wardrobes.

Bathroom

Double glazed window to the rear, a panelled bath with overhead shower and waterfall showerhead, low level WC, pedestal wash hand basin, wood effect flooring, grey tiled walls, extractor fan, black heated towel rail and a light up mirror.

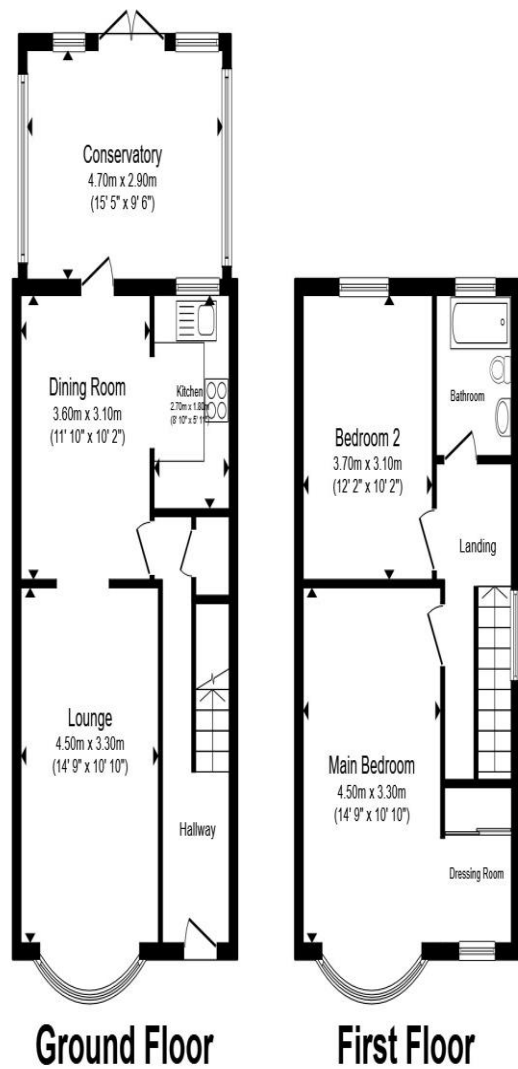
Outside:

Front Garden

Block paved driveway, providing off street parking for 2 vehicles and a side access.

Rear Garden

A large rear garden with a side gate, a large patio seating area, perfect for catching the morning sun, the remainder is laid to lawn with a shed to the rear of the garden.



Total floor area 98.8 m² (1,063 sq.ft.) approx

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.propertybox.io



welcome to
Mildmay Road,
Ipswich

- Two bedrooms
- Bay fronted lounge
- Spacious kitchen/diner
- 1st floor bathroom
- Conservatory

Tenure: Freehold EPC Rating: C
Council Tax Band: B

£250,000



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