



Wherstead Road, Ipswich, £1,225 Per month

 3  1  2  D

GRACE ESTATE AGENTS are delighted to present this well-presented three-bedroom semi-detached home offers spacious and versatile accommodation, ideally situated within walking distance of Ipswich Marina and the town centre.

The ground floor features two generous reception rooms, providing flexible living and entertaining space, alongside a convenient downstairs cloakroom. Upstairs, the property comprises three well-proportioned bedrooms and a family bathroom.

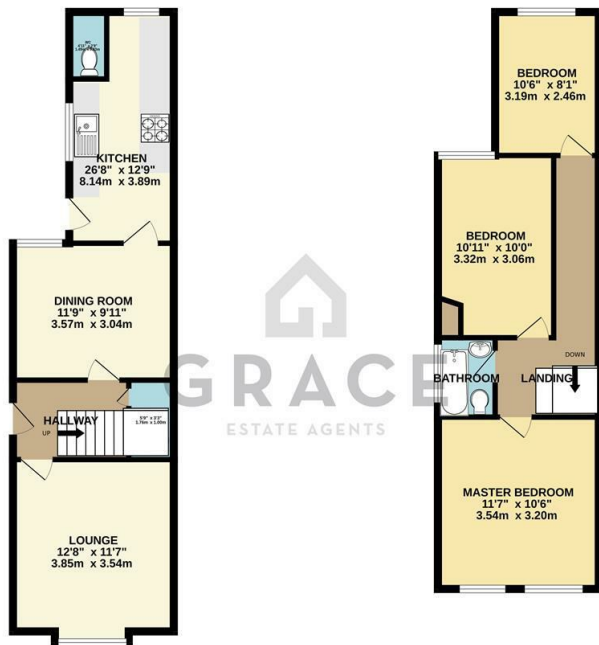
Externally, the home benefits from a large rear garden, perfect for outdoor dining, gardening, or family use.

Ideally located, the property offers easy access to a range of local amenities, as well as excellent transport links, making it a great choice for commuters and families alike.

£1,225 Per month

Viewing

Please contact our Grace Estate Agents Office on 01473 747728 if you wish to arrange a viewing appointment for this property or require further information.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix (2023)



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(38-54) E			(38-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.