



FLINT DRIVE NEEDHAM MARKET, IP6 8FL FOR SALE

- MODERN THROUGHOUT
- OFF-ROAD PARKING FOR TWO VEHICLES
- LARGE BEDROOM
- GOOD SIZED GARDEN
- POPULAR DEVELOPMENT
- STILL WITHIN NHBC WARRANTY
- CLOSE TO TOWN CENTRE
- EPC B
- COUNCIL TAX BAND B



PRICE
£210,000



GD Estates are delighted to offer for sale this modern and spacious one-bedroom semi-detached house, located within the popular St Georges Park development in the sought-after town of Needham Market. The property is just six years old and therefore still benefits from the remainder of its NHBC warranty.

The internal accommodation is modern throughout and comprises a living room, kitchen, cloakroom, large double bedroom, and family bathroom.

Externally, the property offers a generous garden for its style, along with off-road parking for two vehicles.



LOCATION:

The property is situated within the St Georges Park development in the popular town of Needham Market. The town is well served and offers a wide range of local amenities, including a train station with mainline services to London Liverpool Street, several well-regarded public houses, a post office, a football club, and a number of convenience stores.

Needham Market also benefits from easy access to the A14 trunk road, providing convenient links to the nearby towns of Stowmarket, Ipswich, and Bury St Edmunds, as well as onward connections to London via the M11.

ENTRANCE HALLWAY:

Entry to the property is via a composite door, opening into a spacious entrance hallway. The hallway benefits from a large understairs storage cupboard, and one radiator.

KITCHEN

9' 6" x 6' 9" (2.9m x 2.06m):

Well-equipped modern kitchen featuring a range of wall-mounted and base units set beneath granite-effect, square-edge worktops with complementary tiled splashbacks. Inset stainless steel 1½ bowl sink with drainer and mixer tap. Cupboard housing the combination boiler, along with space and plumbing for a dishwasher or washing machine and a fridge-freezer. Electric oven with gas hob and extractor hood over. uPVC double-glazed window to the front aspect and an electric plinth heater

CLOAKROOM:

White suite comprising low level WC and pedestal wash hand basin with tiled splashback. Obscure uPVC window to side aspect and one radiator.

LIVING ROOM

14' 8" x 10' 10" (4.47m x 3.3m):

Light and airy living room with staircase leading to the first floor, uPVC double-glazed window to the front aspect, a radiator, and a composite glazed door providing access to the rear garden.

LANDING:

Spacious landing with a large storage cupboard, uPVC double-glazed window to the front aspect, a radiator, and access to all first-floor accommodation.

BEDROOM

14' 10" x 13' 6" (4.52m x 4.11m):

Spacious double bedroom with large overstairs storage cupboard, two uPVC windows to rear aspect, one radiator and loft hatch.

BATHROOM

6' 11" x 6' 6" (2.11m x 1.98m):

Modern three-piece white suite comprising a panelled bath with mains-fed shower and screen over, pedestal wash hand basin, and low-level WC. uPVC double-glazed window to the front aspect and one radiator.



EXTERNALLY:

Externally, the rear of the property features a generous garden, predominantly laid to lawn with a patio area.

There is off-road parking for two vehicles in tandem to the side of the property, along with a side gate providing access to the rear garden.

SERVICES:

Mains services are connected including gas, water, electricity and drainage. Gas central heating

TENURE:

For sale FREEHOLD with vacant possession upon completion. There is an estate charge to maintain the roads, parking and play park areas which costs circa £150 per annum.

LOCAL AUTHORITY & COUNCIL TAX BAND:

Mid Suffolk District Council. Council Tax Band A



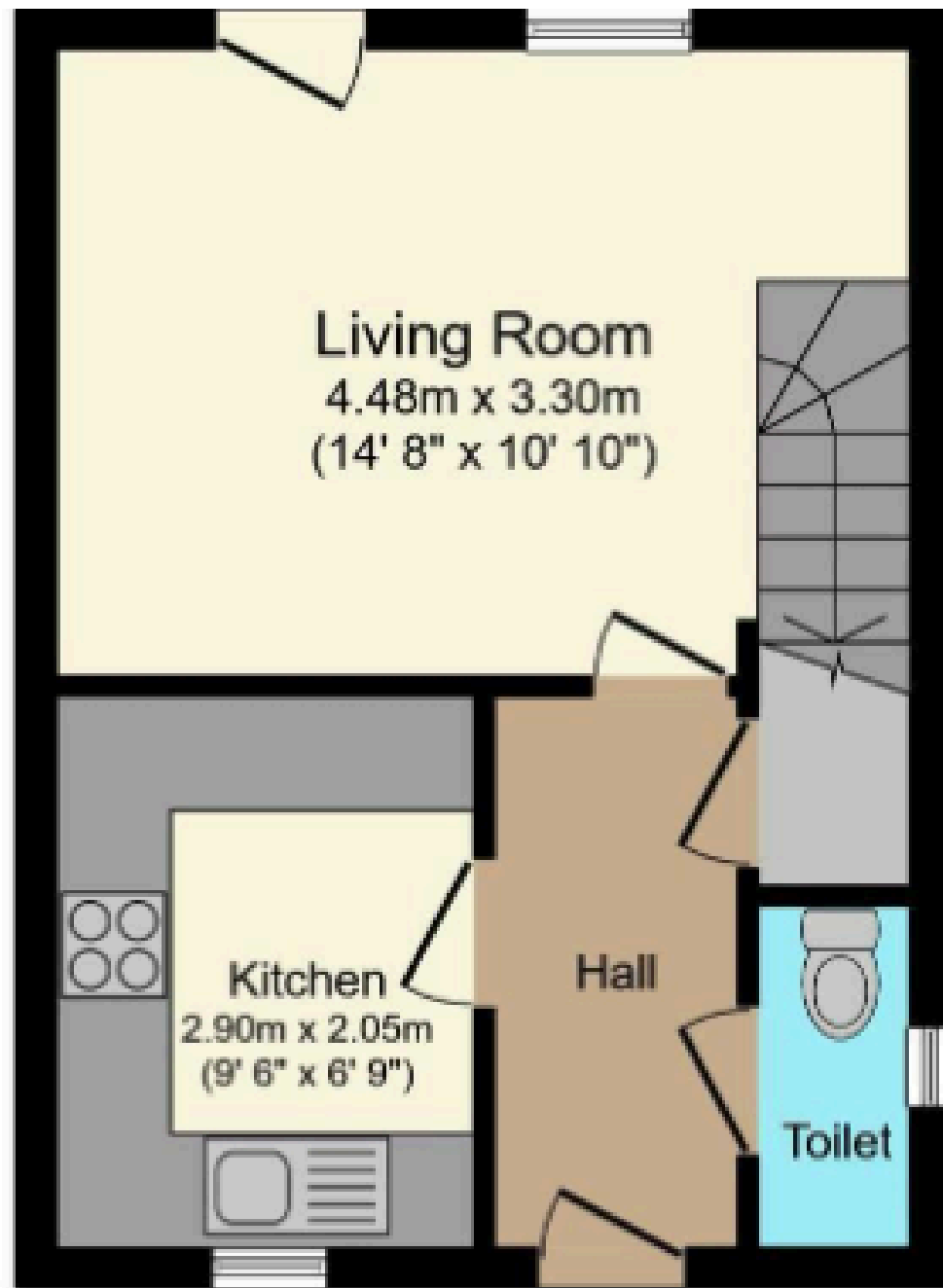
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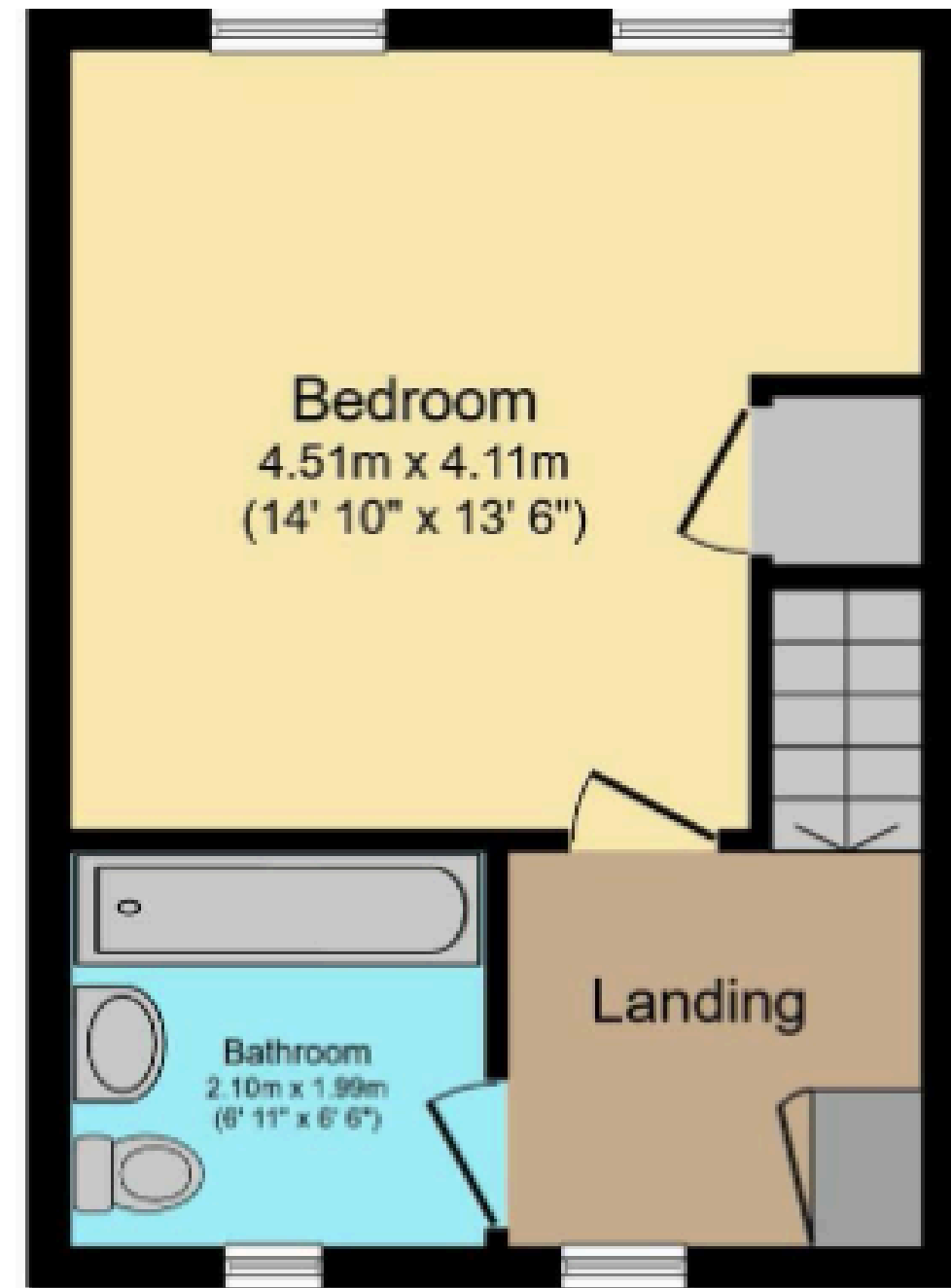
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Ground Floor



First Floor



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