



Arundel Way, Ipswich IP3 8QG

welcome to

Arundel Way, Ipswich

****SEMI DETACHED HOUSE **HIGHLY SOUGHT AFTER AREA OF BROKE HALL **EXCELLENT SCHOOL CATCHMENT WITHIN WALKING DISTANCE**

****UTILITY AREA **CLOAKROOM **THREE BEDROOMS **FIRST FLOOR BATHROOM **GARAGE & DRIVEWAY **GOOD SIZE REAR GARDEN **NO ONWARD CHAIN**

Agents Note

Entrance Hall

- Double glazed window to front
- Stairs to first floor
- Two understairs storage cupboards
- Door to living room

Living Room

- Large, double glazed window to front
- Sliding doors leading to Dining room

Dining Room

- Serving hatch
- Double glazed door to rear

Kitchen

- One and quarter sink unit with mixer tap
- Eye and base level units with adjoining work surfaces
- Space for oven
- Integrated dishwasher
- Tiled splashback
- Double glazed window to rear
- Spotlights
- Floor mounted boiler

Utility

- Sink unit with mixer tap
- Adjoining work surfaces
- Space for washing machine and tumble dryer
- Space for fridge
- Door to side

Cloakroom

- Low level WC
- Obscured double glazed window to side

Landing

- Double glazed window to side

Bedroom 1

- Double glazed window to front
- Built in wardrobes

Bedroom 2

- Double glazed window to rear
- Built in wardrobes

Bedroom 3

- Double glazed window to front

Shower Room

- 3 piece suite comprising of shower cubicle, low level WC and wash hand basin
- Obscured, double glazed window to the rear
- Built in cupboard
- Access to loft

External Details

To The Front

- Brick paved, allowing off road parking for at least two vehicles
- Grassed area
- Gate access to rear

Garage

- Integral Garage
- Up and over door
- Power & light

To The Rear

- Rear garden is fully enclosed with panel fencing
- Mainly laid to lawn



- Patio seating area and additional seating area
- Flower beds and shrub borders



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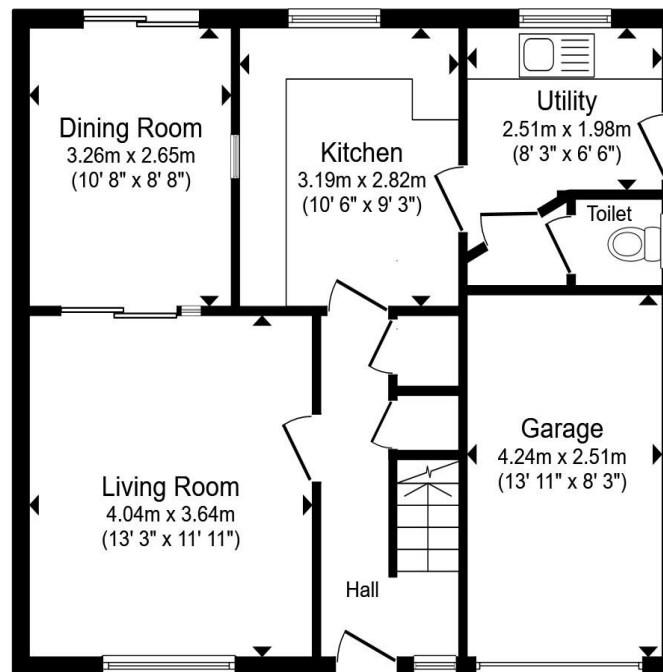
Arundel Way, Ipswich

- BROKE HALL
- LOCAL SHOPS AND BUS ROUTES IN & OUT OF TOWN
- SEMI DETACHED HOUSE
- SOME ORIGINAL FEATURES
- UTILITY ROOM

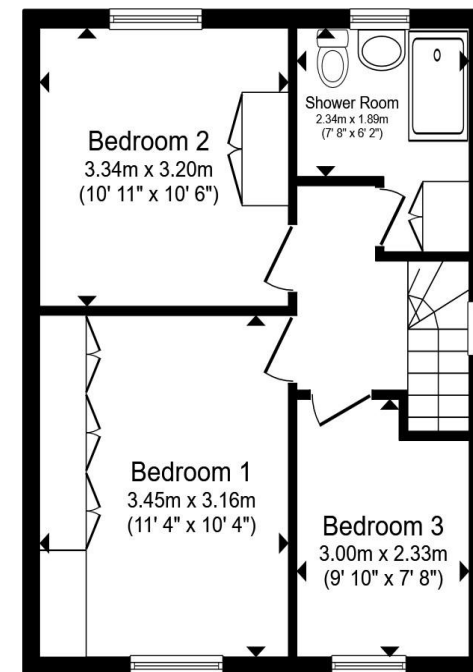
Tenure: Freehold EPC Rating: D

Council Tax Band: D

£355,000



Ground Floor



First Floor

Total floor area 100.4 m² (1,081 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


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Property Ref:
IPW104030 - 0004

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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.


william h brown



01473 721965



IpswichEast@williamhbrown.co.uk



33 Woodbridge Road East, IPSWICH, Suffolk,
IP4 5QN



williamhbrown.co.uk