



## PLUMMER CLOSE, IXWORTH IP31 2UL

£400,000  
FREEHOLD

Discover this spacious detached four-bedroom home in the well-served village of Ixworth. An excellent opportunity for families seeking a spacious and comfortable property in a desirable location. The property welcomes you with an entrance hall and a convenient ground floor cloakroom. The thoughtfully designed layout flows seamlessly into a well proportioned sitting room with double doors leading to a stylish kitchen and dining area—ideal for entertaining and with the added benefit of a utility area. Upstairs, you will find a spacious master bedroom with an en-suite, along with three additional bedrooms served by a family bathroom. The home is complemented by well-maintained front and rear gardens, featuring a patio area perfect for outdoor relaxation. Parking is made easy with a double garage and a driveway for off-road parking. Situated in a peaceful cul-de-sac, the property is within easy reach of local amenities. Viewing is highly recommended.

**allhomes**

# PLUMMER CLOSE

- Well Presented Detached Four Bedroom Home • Stylish Kitchen/Dining Room • Master Bedroom With En-Suite • Gas Fired Central Heating • Double Garage and Driveway Parking • Utility Area & Ground Floor Cloakroom • Front & Enclosed Rear Garden • Within Walking Distance To Local Amenities • Viewing Is Highly Recommended • Step Inside Today With Our 360 Virtual Tour!



## Entrance Hall

Welcoming entrance hall with tiled flooring. Stairs to the first floor. Radiator.

## Cloakroom

WC and wash basin. Feature wall panelling. Window to front. Radiator.

## Sitting Room

Well-proportioned room with feature panelled wall and modern fireplace surround. Double doors opening to the kitchen/dining room. Radiator.

## Kitchen/Dining Room

Modern shaker style kitchen with a range of wall and base cupboard and drawer units and ample work tops over. Inset sink and drainer. Integrated appliances include dishwasher and fridge freezer. Space for a range style double oven with hob and extractor hood over. The utility area has space for a washing machine and tumble dryer, with work top over, wall cupboard and rear side door access. A built-in breakfast bar opening to the dining area with French doors directly to the garden and window to rear. Under stairs cupboard and underfloor heating.

## Landing

Loft access

## Bedroom 1

Double room with built in mirrored wardrobe. Window to rear. Radiator.

## En-Suite

Contemporary suite, fully tiled with WC and inset vanity wash basin. Double shower cubicle with rainfall shower head and handheld shower head. Window to rear. Heated towel rail.

## Bedroom 2

Double room with built in wardrobe. Window to front. Radiator.

## Bedroom 3

Double room. Window to front. Radiator.

## Bedroom 4

Window to rear. Radiator.

## Bathroom

Stylish suite, fully tiled. WC and pedestal wash basin. Bath with mixer taps over and separate shower cubicle, with rainfall shower head and handheld shower head. Window to side. Heated towel rail

## Outside

### Front Garden

To the front is a driveway leading directly to the double garage with ample off-road parking. Side gated access on both sides with access to the rear garden. Shingle area and small lawn area with pathway to the front door.

### Rear Garden

Fully enclosed rear garden with good sized patio seating area and steps leading up to the well-kept lawn. Paved pathway to gated access on both sides leading to the front. Shed for storage.

### Double Garage

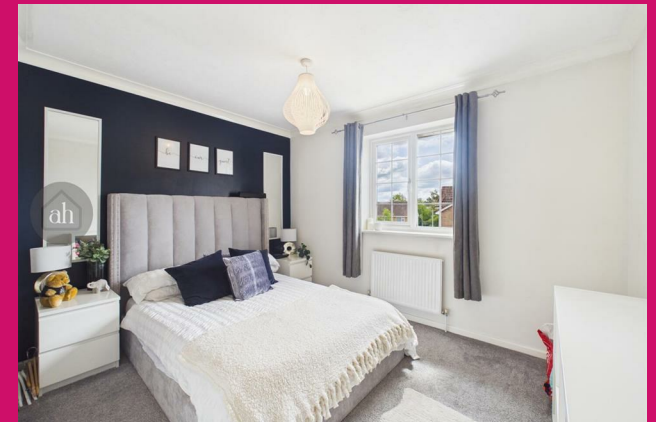
Two up and over doors, pedestrian door to the garden and window to the rear. Power connected.

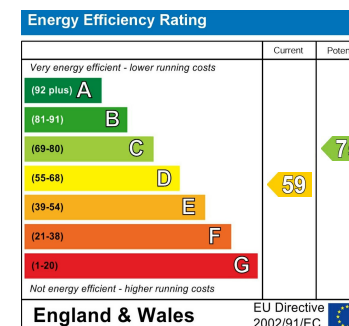
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**EPC Rating: D Council Tax Band: D**

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