

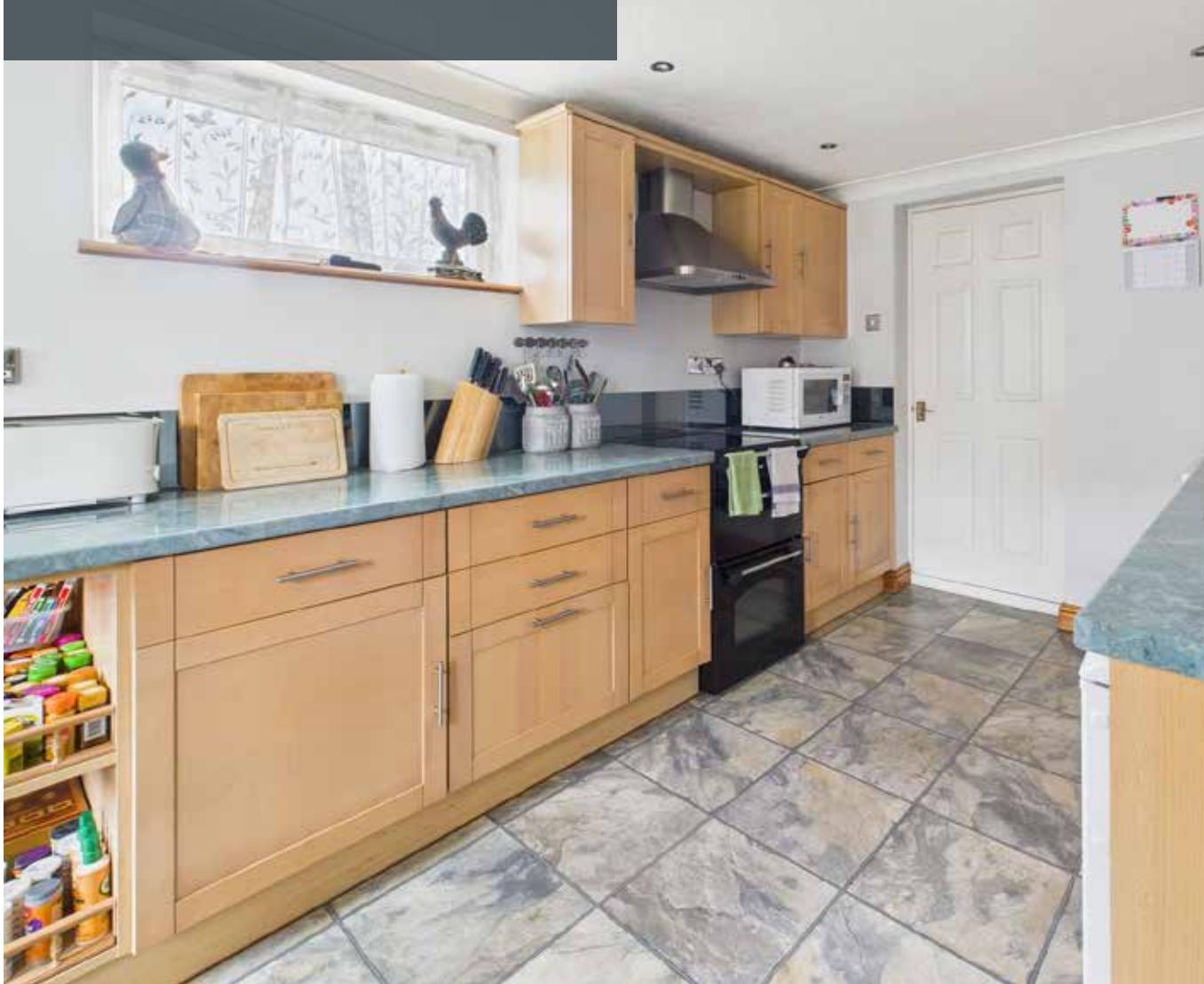


Honey View

The Street, Stonham Aspal, Suffolk IP14 6AL



ML Property are pleased to offer for sale this well presented 3 bedroom detached property situated in the popular village of Stonham Aspal. The property which is offered with No Onward Chain benefits from a garage en-bloc and off road parking.



guide price

£350,000

x3 x1 tbc

at a glance

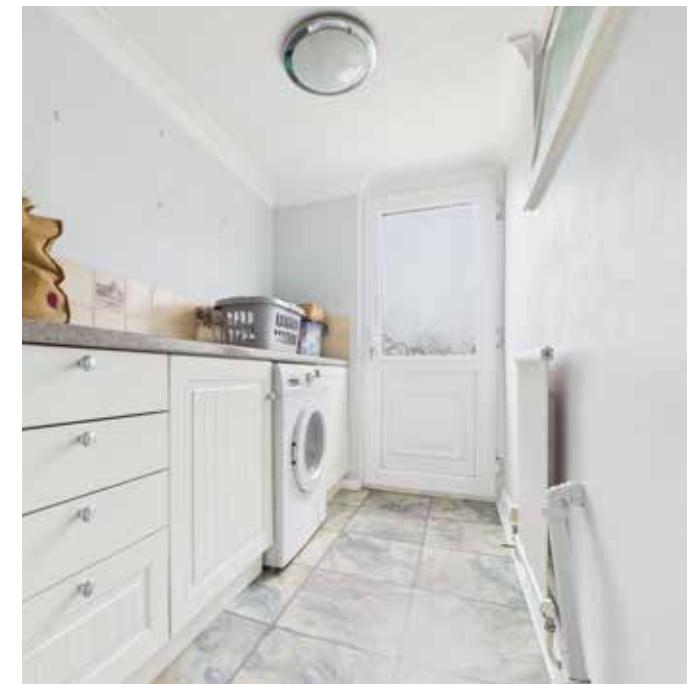
- 3 Bedroom Detached House
- Popular village location
- Garage en-bloc with parking and further residents parking area
- Enclosed rear garden
- UPVC windows and doors, conservatory and electric radiator central heating
- Offered with No Onward Chain
- Debenham High School catchment area
- Kitchen/breakfast room, utility room and L-shape sitting room/dining room



GIRAFFE360



The property which as previously mentioned is offered for sale with No Onward Chain affords the following accommodation - hallway, cloakroom, large L-shaped sitting room/dining room, conservatory, kitchen/breakfast room and utility room. On the first floor there are 3 bedrooms and a family bathroom. The property benefits from UPVC windows and doors and an electric central heating system along with a wood burning stove in the sitting room.





outside

Externally the property benefits from a front garden and small side area with a fully enclosed newly fenced rear garden with is predominantly laid to lawn with some shingle and hardstanding areas. There is also the benefit of a large garden store to the side of the property.

location

Stonham Aspal is a village positioned just off of the A140 making it an ideal location for commuters. It is conveniently located within easy driving distance of Ipswich which 12 miles away, Bury St. Edmunds which is 24 miles and it is 34 miles to Norwich. The village benefits from a primary school, village hall, tennis club and is home to the well renowned Stonham Barns which offers a range of shops, business, cafes, a post office, golfing range, owl sanctuary, hairdressers and beauticians. Rail services to London's Liverpool Street Station can be found at the nearby market town of Stowmarket, which is just over 6 miles from the property, and boasts an array of supermarkets including Asda, Tesco, Lidl and Aldi.



ground floor

Hallway	
Cloakroom	
Sitting Room*	6.69m (21'11") x 3.85m (12'7")
Dining Room	3.31m (10'10") x 9'10" (3.02m)
Conservatory	2.84m (9'3") x 3.19m (10'5")
Kitchen/Breakfast Room	4.95m (16'2") x 2.62m (8'6")
Utility Room	2.32m (7'7") x 1.58m (5'2")

first floor

Bedroom	4.28m (14'0") x 2.88m (9'5")
Bedroom	3.31m (10'10") x 3.01m (9'10")
Bedroom	2.32m (7'7") x 2.89 (9'6")
Bathroom	1.47m (4'9") x 3.01 (9'10")

*with wood burning stove

services

Mains water, drainage and electricity. Heating is provided by an oil fired boiler serving radiators throughout.

Local Authority Mid Suffolk District Council - Council Tax Band D.

Please see Material Information brochure below.



PART OF THE 3 POINT PROPERTY GROUP

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents confirming boundaries, parking spaces and rights of way. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however, be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. ALL MEASUREMENTS ARE APPROXIMATE.

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