

KEYSTONE



Kestrel Road, Ipswich, IP2 0RN

£200,000

- Terraced House
 - Lounge
- Conservatory
- Cloakroom
- No Onward Chain
- Three Bedrooms
 - Kitchen
 - Wet Room
- Popular Location
 - Driveway

Situated in Kestrel Road, this charming Terraced house presents an excellent opportunity for those looking to create their dream home. Boasting three well-proportioned bedrooms, this property is perfect for families or individuals seeking extra space. The inviting reception room offers a warm and welcoming atmosphere, ideal for both relaxation and entertaining guests.

The house features a convenient driveway, providing off-road parking and ease of access. While the property is in need of updating, it offers a blank canvas for prospective buyers to infuse their personal style and modern touches. The popular location ensures that residents will benefit from a friendly community and easy access to local amenities, schools, and transport links.

This property is a fantastic opportunity for anyone looking to invest in a home with great potential in a desirable area. With a little imagination and effort, this house can be transformed into a stunning residence that meets all your needs. Don't miss the chance to make this property your own in the vibrant town of Ipswich.

Entrance Door

Leading to Porch and door to...

Lounge

17'9 x 12'4

Patio doors to rear, radiator and stairs to first floor.

Kitchen

18'6 x 7'7

Fitted with a range of base units and drawers and matching wall mounted cabinets, sink and drainer unit, built in hob and extractor, built in oven, washing machine, fridge freezer, radiator, window to front and window to rear.

Conservatory

12'4 x 7'5

Windows to side and rear, French doors to rear, door to side and radiator.

Cloakroom

Fitted with w/c and hand basin with tiled splash backs.

First Floor

Landing with window to front and loft access.

Bedroom One

12'6 x 11

Window to rear and radiator.

Bedroom Two

11'3 x 9'1

Window to rear and radiator.

Bedroom Three

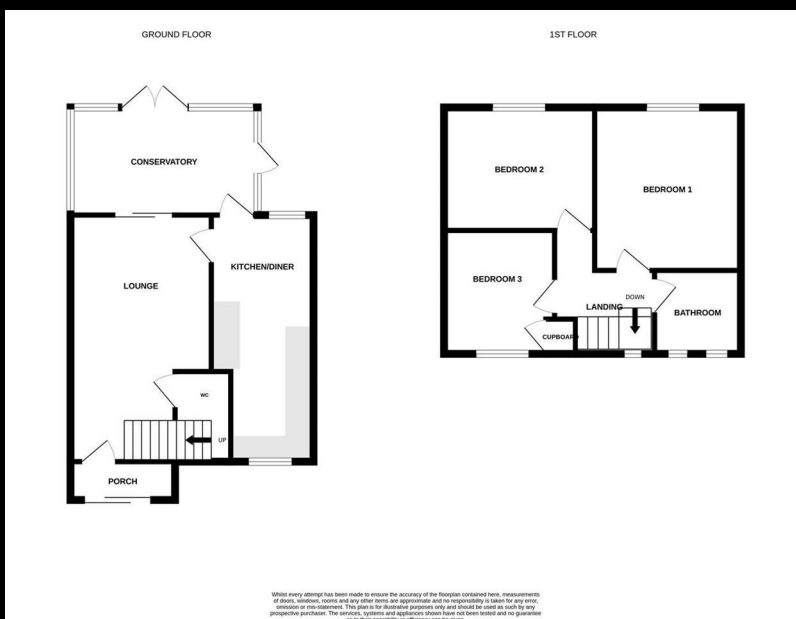
9'6 x 8'2

Window to front, radiator and built in cupboard housing wall mounted boiler.

Outside

To the front of the property there is a driveway that provides off road parking for the property. There is side access that leads to the rear garden.

The rear garden is predominately laid to artificial grass and patio, with timber outbuildings.



EPC Rating:

Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Whilst every attempt has been made to ensure the accuracy of the description 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 illustrative purposes only and should be used as such for any prospective purchase. 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 HomeOS ©2023