



Rock Estates



Steggall Close
Needham Market, Ipswich, IP6 8EB

Guide price £250,000



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- Extended to Rear
- Semi-Detached Home
- Modern Ground Floor Bathroom
- First Floor Shower Room
- Off Road Parking
- Impressive Kitchen / Diner
- Spacious Living Room
- Two Double Bedrooms
- Private Landscaped Rear Garden
- Walking Distance to Needham Market Amenities

Extended, and well-presented this semi-detached home is situated in a popular area of Needham Market. Thoughtfully extended to the rear, creating a stylish and highly functional living space ideal for modern family life. The heart of the home is the contemporary shaker-style kitchen/diner, fitted with a Rangemaster induction cooker and designed for both everyday living and entertaining. Sliding patio doors open directly onto the rear garden, seamlessly connecting indoor and outdoor spaces.

The ground floor accommodation benefits further from a spacious living room as well as a generous four-piece ground floor bathroom, complete with a separate partially freestanding bath and shower cubicle. Upstairs, the first floor offers two well-proportioned double bedrooms, both bright and welcoming, and served by a modern shower room with basin and W.C.

Outside, the rear garden is fully enclosed with wooden fencing, offering privacy and a safe environment for children and pets. A sizeable patio area provides the perfect setting for al-fresco dining and summer relaxation, complemented by a lawn and a selection of mature plants. To the side, a hardstanding area with sheds and gated access leads through to the front of the property. Off-road parking is available for two vehicles, with further potential to create additional parking if required.

Needham Market is a popular and well-served market town in the heart of Mid Suffolk, ideally positioned between Ipswich and Bury St Edmunds. The town offers a range of everyday amenities including independent shops, cafés, public houses, a Co-op supermarket, and library, along with a well-regarded primary school. Excellent transport links are provided by Needham Market railway station with direct services to Ipswich and Cambridge, making the town particularly attractive for commuters, while the surrounding countryside offers beautiful walking routes.





Front
Mature flower bed with shrubs and plants. Hardstanding providing off road parking and steps leading to:

Porch
Double glazed window to front. Engineered oak flooring. Door to:

Living Room
17'6" (max) x 12'11" (5.33 (max) x 3.95)
Double glazed window to front. Engineered oak flooring. Stairs to first floor. Coving. Two radiators. Door to:

Hallway
Storage cupboard. Tiled floor. Spotlight. Radiator. Door to:

Ground Floor Bathroom
9'4" x 7'4" (2.87 x 2.24)
Double glazed window to side. Low level W.C. Pedestal hand wash basin with tiled splash back. Double shower cubicle with electric shower and rainfall shower head. Bath. Part tiled walls and shower panels. Tiled floor. Spotlights. Chrome radiator.

Kitchen/ Diner
15'2" x 12'0" (4.64 x 3.66)
Double glazed window to side. Double glazed sliding patio doors to rear garden. Range of wall and floor units and drawers. Oak worktops. Ceramic inset sink with mixer tap over. Integrated slimline dishwasher. Range Master induction cooker with tiled splash back extractor hood over. Space and plumbing for additional appliances. Tiled floor. Spotlights. Radiator.

Landing
Loft hatch with fitted ladder and light. Radiator. Doors to:

Bedroom One
12'11" x 9'1" (3.96 x 2.78)
Double glazed window to front. Coving. Radiator.

Bedroom Two
12'11" x 8'11" (3.96 x 2.74)
Double glazed window to rear. Built in cupboard housing gas boiler and additional space for storage. Coving. Radiator.

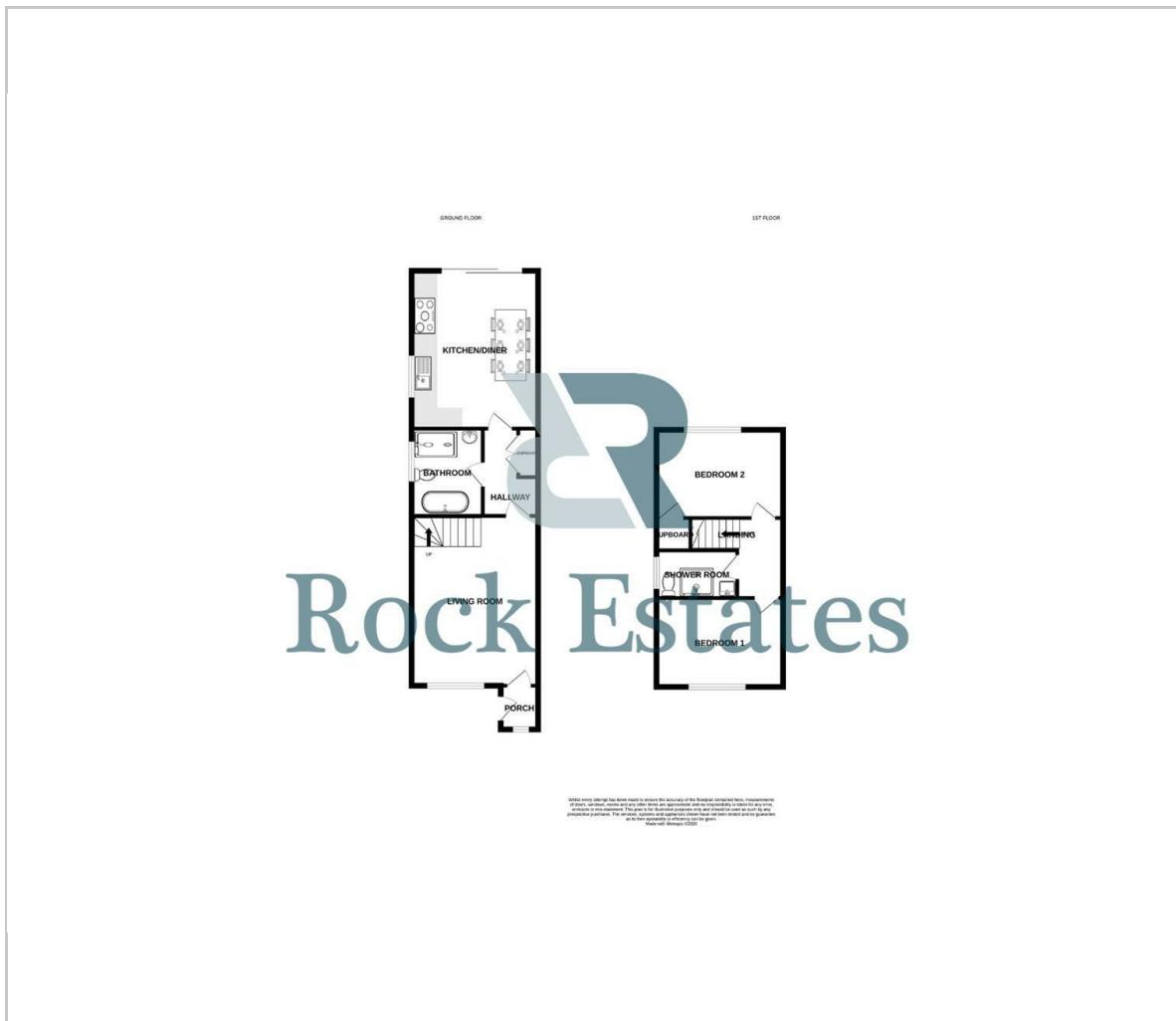
Shower Room
Double glazed window to side. Shower cubicle with electric shower. Low level W.C. Vanity unit with inset ceramic sink and storage cupboard below. Vinyl tile flooring. Walls partly tiled with shower panels. Radiator.

Rear Garden
The rear garden has been landscaped with Indian sandstone tiles offering a welcoming outdoor relaxation or entertaining space. It is partly laid to lawn and enclosed with wooden fencing, benefitting also from an outside tap, light and electric points. To the side the property has a hard standing with a number of sheds and a gate providing access to the front of the property.

Parking
Hard standing to the front offers off road parking for multiple vehicles, with the possibility to create further parking.



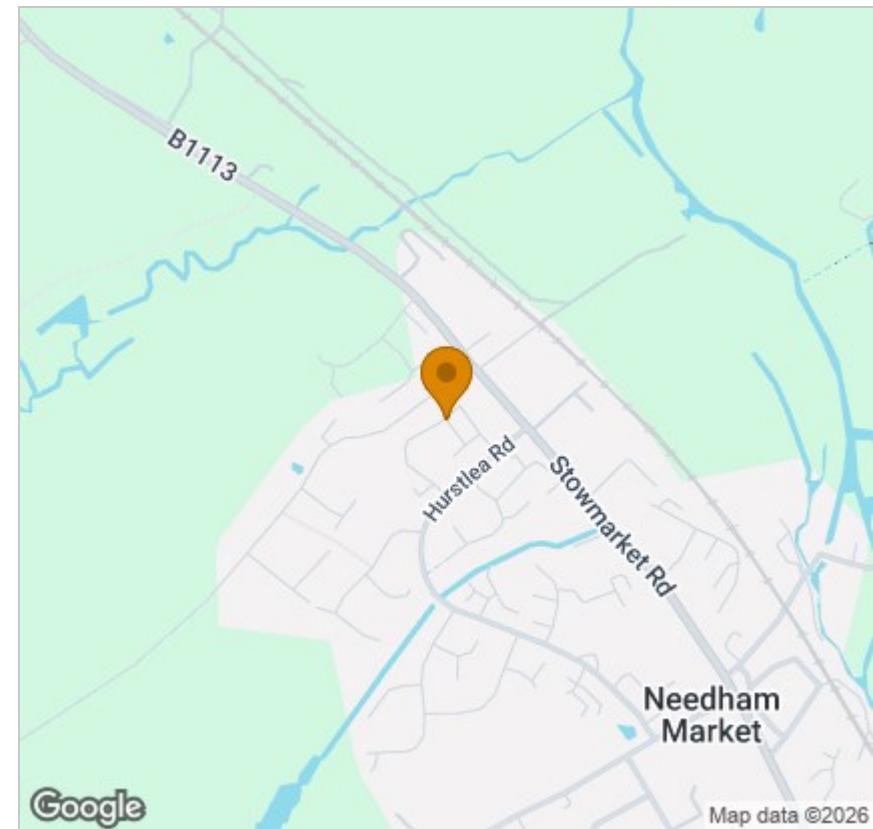
Floor Plan



Viewing

Please contact our Rock Estates Office on 01449 723441 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		86
(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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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