



Connells
connells.co.uk 01473 233 966
FOR SALE

Connells

Morland Road
Ipswich



Property Description

Located in a well-established residential area on the east side of Ipswich, this generously proportioned four-bedroom home offers flexible and adaptable living accommodation, making it an ideal choice for growing families, those working from home or buyers seeking space for multi-generational living. The property is entered via a welcoming hallway, leading to a spacious living area and a well-appointed kitchen with ample storage and worktop space. A pitched roof extension enhances the ground floor, creating additional versatile living accommodation that can be adapted to suit a variety of lifestyles. One of the property's standout features is the ground-floor bedroom, which is complemented by a convenient ground-floor wet room, making it ideal for guests or independent family members. Upstairs, the property offers three further well-proportioned bedrooms alongside a family bathroom. Externally, the property benefits from off-road parking to the front, while the rear garden provides a private outdoor space perfect.

Morland Road is situated in a popular residential area on the east side of Ipswich, offering an excellent balance of convenience and community. Residents benefit from a wide range of nearby amenities, including supermarkets, local shops, cafés and healthcare facilities, while several well-regarded primary and secondary schools are within easy reach.

Entrance Hall

Accessed via entrance door to the side, double glazed door into entrance hall with storage cupboard, radiator and stairs rising to the first floor.

Lounge

Two double glazed windows to front, living flame gas fire, picture rail and radiator.

Kitchen

Light tunnel, wall and base level units, plumbing for washing machine, sink and drainage unit inset into work surfaces, gas hob with extractor fan, double oven, integrated dishwasher, space for tumble dryer and fridge freezer.

Hallway

Double glazed door to garden and doors off.

Bedroom Four

Double glazed French doors to garden and double glazed window to side.

Wet Room

Double glazed window to rear, pedestal wash hand basin, low-level w/c and chrome towel rail.

First Floor Accommodation

Landing

Loft access, boiler and double glazed window to side and doors giving access to:

Bedroom One

Double glazed window to front, fitted wardrobes, storage cupboard and radiator.

Bedroom Two

Double glazed window to front and side and radiator.

Bedroom Three

Double glazed window to rear and radiator.

Bathroom

Comprises of panel bath with pedestal wash hand basin and double glazed window to rear.

Wc

Double glazed window to rear, low-level w/c and radiator.

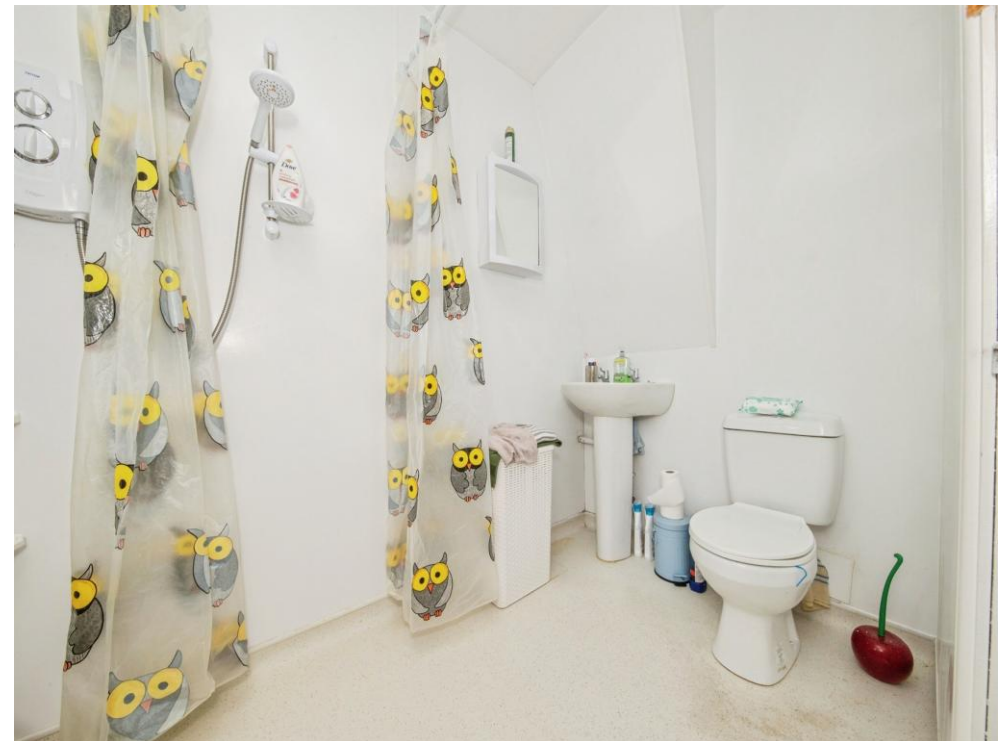
Outside

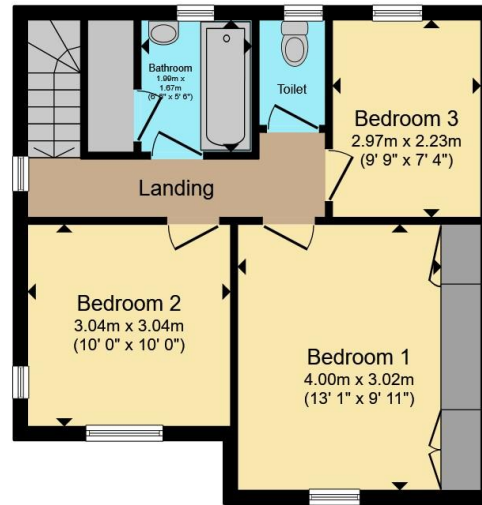
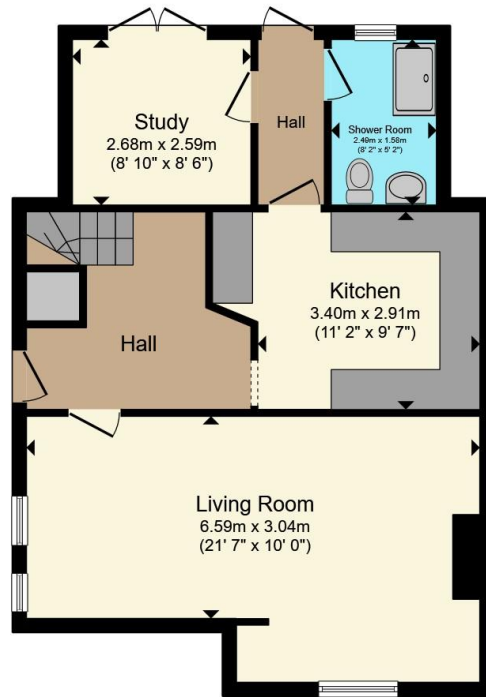
Front Garden

The front of the property has off-road parking and side access leading to the rear garden.

Rear Garden

The rear garden has a mix of lawn and artificial grass, outside tap, mature shrubs, timber sheds to rear, a patio area and metal shed.





Ground Floor

First Floor

Total floor area 104.2 m² (1,122 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

Connells



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T 01473 233 966
E ipswich@connells.co.uk

6 Princes Street
IPSWICH IP1 1QT

EPC Rating: D Council Tax
Band: B

view this property online connells.co.uk/Property/ICH313270

Tenure: Freehold



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