



## GIPPING PLACE, STOWMARKET IP14 1JW

£140,000  
LEASEHOLD

This well-presented two-bedroom second-floor apartment is perfectly suited to first-time buyers, investors, or commuters seeking a convenient location. Recently upgraded with new windows and doors, the property offers a comfortable and low-maintenance home within easy walking distance of the train station, which provides direct services to London. Inside, the accommodation includes a bright sitting room, a fitted kitchen, two bedrooms, and a bathroom. Benefiting from a long lease with 964 years remaining, this apartment presents an excellent opportunity to enjoy modern living close to excellent transport links.

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# GIPPING PLACE

- Two Bedroom Apartment
- Long Lease with 964 Years Left!
- Walking Distance To Train Station
- Electric Heating
- Modern Kitchen
- Bright Sitting Room With Juliette Balcony
- Close To Amenities
- Well Maintained Grounds
- Allocated Parking
- View Now With The 3D Virtual Tour.



## Entrance Hall

Entrance hall with airing cupboard.

## Kitchen

Modern kitchen with a range of wall and base cupboard and drawer units with ample work tops over. Inset sink and drainer. Space for a washing machine, free standing electric cooker with hob and extractor fan over and full fridge freezer. Window to front.

## Sitting/Dining Room

Bright well-proportioned room with French doors opening onto a Juliette balcony enjoying plenty of natural light. Window to rear and electric storage heater.

## Bedroom 1

Good sized double room with window to front enjoying plenty of natural light. Built in wardrobe. Electric storage heater.

## Bedroom 2

Good size room currently being used as a home office. Window to rear.

## Bathroom

Modern suite with WC and wash basin. Bath with shower head over surrounded by tiles. Window to rear. Heated towel rail.

## Agents Note

Tenure – Leasehold.

Leasehold Info- Lease length: 964 years left

Ground Rent: £75 per annum

Service Charge: £865 per annum

All charges are due to annually review.

## Parking

Allocated parking space and visitors parking.

## Disclaimer

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## GIPPING PLACE





Approximate total area<sup>®</sup>  
518 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		71	80
(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	

EPC Rating: C Council Tax Band: B

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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