



**Limestone Close, Great Blakenham, Ipswich, IP6 0FG**

**welcome to**

## **Limestone Close, Great Blakenham, Ipswich**

This well-presented, mid-terraced home is situated on the popular Blakenham Fields development and benefits from two bedrooms, a lounge/diner with doors to garden, a ground floor cloakroom, a 1st floor bathroom and off street parking for 2 cars.

### **Agents Note**

Please note there is an annual Management Fee of approximately £299.87 payable on this property.

### **Entrance Hall**

Tiled flooring, stairs up to the first floor and one radiator.

### **Lounge/Diner**

Double glazed patio doors to the rear garden, carpet flooring, one radiator and an under stairs storage cupboard.

### **Kitchen**

Double glazed window to front, tiled flooring, eye and base level units, an integrated oven with gas hob and extractor hood, an integrated fridge/freezer, space for a washing machine, a stainless steel sink with chrome mixer tap, a wall mounted gas fired boiler and spotlights.

### **Cloakroom**

Double glazed window to front, low level WC, pedestal hand wash basin, tiled flooring, extractor fan and one radiator.

### **First Floor Landing**

Carpet flooring and loft hatch.

### **Master Bedroom**

Double glazed window to rear, carpet flooring and one radiator.

### **Bedroom Two**

Double glazed window to front, carpet flooring, a storage cupboard and one radiator.

### **Bathroom**

Low level WC, pedestal hand wash basin, a bath with overhead shower and foldable glass screen, part tiled walls, tiled effect flooring, spotlights, extractor fan and one radiator.

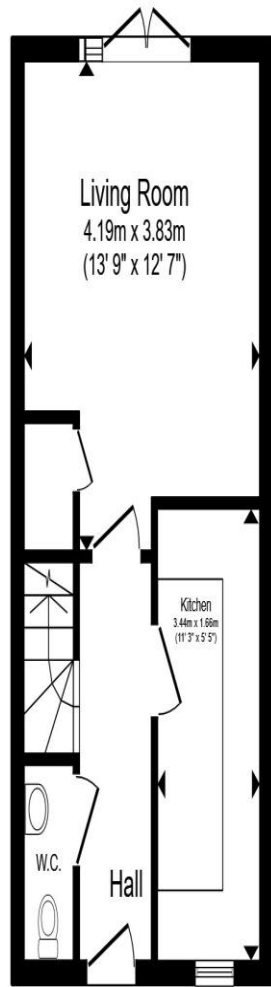
### **Outside:**

#### **Front Garden**

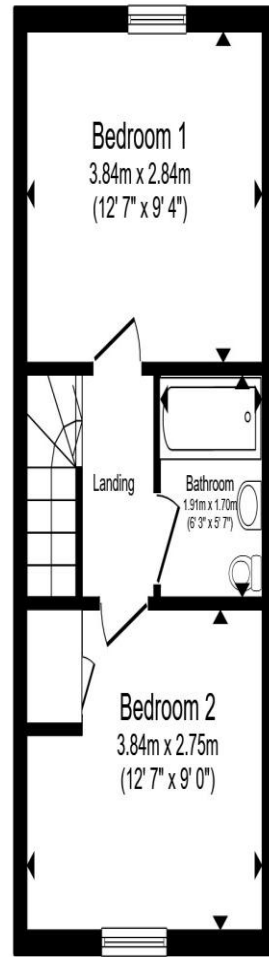
A brick paved driveway, providing off street parking for two cars, an outside tap and a pathway leading to the front door.

#### **Rear Garden**

Low maintenance rear garden with a grassed area, a patio seating area, raised flower beds, shrubs, an outside tap, a shed, a path leading to the rear of the garden and a side access leading to the front of the property.



**Ground Floor**



**First Floor**

Total floor area 59.0 m<sup>2</sup> (635 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](http://www.propertybox.io)



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**Limestone Close,**  
**Great Blakenham, Ipswich**

- Two bedrooms
- Lounge/diner
- Ground floor cloakroom
- 1st floor bathroom
- Off street parking for 2 cars

Tenure: Freehold EPC Rating: C  
Council Tax Band: B

offers over  
**£230,000**



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Property Ref:  
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