



# 31 Gipping Place

Stowmarket, Suffolk IP14 1JW

ML Property are delighted to offer for sale this well presented 2 bedroom maisonette property located in Gipping Place, Stowmarket. Benefiting from UPVC windows and doors, high retention storage heaters and an allocated parking space. The property is also offered with No Onward Chain.



guide price

£149,995



x2



x1



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## at a glance

- 2 Bedroom Maisonette
- Well presented throughout
- High retention storage heaters
- UPVC Windows and Doors
- Allocated Parking
- Ideal first time buy or investment purchase
- Offered with No Onward Chain
- External store cupboard

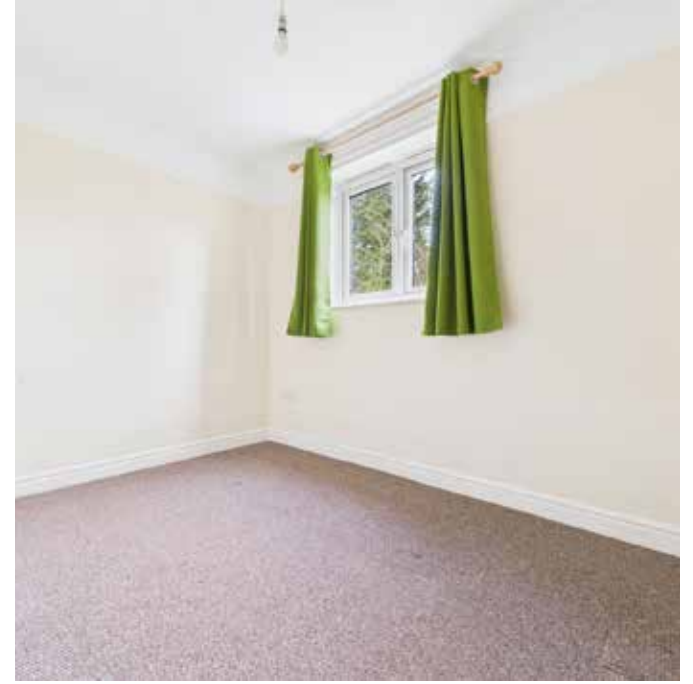


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The property which represents an ideal first time buy or investment purchase affords the following accommodation - hallway with stairs to the first floor, hall, sitting room, kitchen, 2 bedrooms and a bathroom. The property is further enhanced by high retention storage heaters and UPVC windows and doors, fitted in 2024. Externally there is an external store and an allocated parking space.





## location

Stowmarket provides a wide range of shopping and schooling facility along with the Mid Suffolk Sports & Leisure Centre and a main line rail station to London (Liverpool Street). The A14 dual carriageway is some 0.5 miles or so distant and provides excellent access across the region to Ipswich, Bury St Edmunds, Cambridge and beyond. There is a mainline railway station with direct links to London Liverpool Street which is approx. 90 minutes away.



## ground floor

Hallway	stairs to first floor
Sitting Room	2.50m (14'9) x 3.91m (12'10)
Kitchen	2.55m (8'4) x 1.96m (6'5)
Bedroom	2.57m (8'5) x 3.37m (11'0)
Bedroom	2.91m (9'6) x 2.13m (6'11)
Bathroom	1.91m (6'3) x 1.99m (6'6)

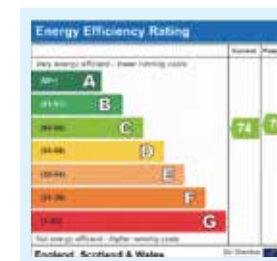


## services

Mains water, drainage and electricity. Heating is provided by high retention storage heaters.

Local Authority Mid Suffolk District Council - Council Tax Band B.

Please see Material Information brochure below.



The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents confirming boundaries, parking spaces and rights of way. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however, be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. ALL MEASUREMENTS ARE APPROXIMATE.

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