

15 Front Street - Guide Price £175,000

Mendlesham IP14 5RX

shires

Estate & Letting Agents



"Consistently providing outstanding service to our clients"

Guide Price £175,000

The Property

Believed to date back from around 1650, we offer for sale this 1 bedroom end of terrace cottage that exudes charm and character.

The house is offered for sale CHAIN FREE, we have the key to your new home.

The property has many features including beams throughout, an en suite shower to the bedroom, wooden flooring, wood burner within the fireplace in the sitting room, fitted electric oven and hob in the country style kitchen. Outside there is a courtyard style garden with a brick built out building, ideal for storage. The neighbouring property has a right of way through the garden of No 15.

The property is located in Mendlesham, a well served village with local shops, pub and primary school. Mendlesham is approximately 5 miles from Stowmarket which has transport links via the A14 to Ipswich, Bury St Edmunds and Cambridge. And mainline train station leading to Liverpool Street.

Call us now to book a viewing on your new home!

Features

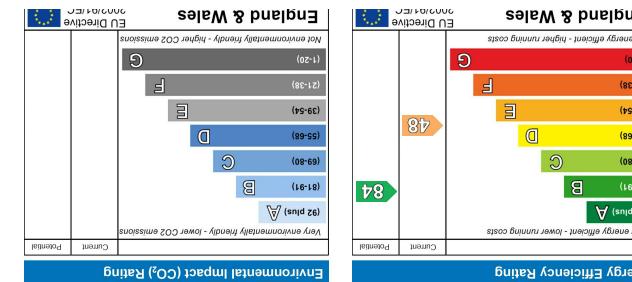
- CHAIN FREE CHARACTER COTTAGE
- BEAMS THROUGHOUT
- LOG BURNER IN THE SITTING ROOM
- COUNTRY STYLE KITCHEN WITH OVEN AND HOB
- EN SUITE SHOWER ROOM TO THE BEDROOM
- COURTYARD STYLE GARDEN WITH BRICK BUILT OUT BUILDING
- POPULAR SUFFOLK VILLAGE OF MENDLESHAM
- GRADE II LISTED PROPERTY
- CALL US NOW TO BOOK YOUR VIEWING





These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.

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Very energy efficient - lower running costs
12-160
161-180
181-200
201-220
221-240
241-260
261-280
281-300
301-320
321-340
341-360
361-380
381-400
401-420
421-440
441-460
461-480
481-500
501-520
521-540
541-560
561-580
581-600
601-620
621-640
641-660
661-680
681-700
701-720
721-740
741-760
761-780
781-800
801-820
821-840
841-860
861-880
881-900
901-920
921-940
941-960
961-980
981-1000

Notes: 100 = Average. 1000 = Very inefficient. 120 = Good. 160 = Poor. 200 = Very poor. 240 = Bad. 280 = Very bad. 320 = Poorly insulated. 360 = Badly insulated. 400 = Very poorly insulated. 440 = Poorly insulated. 480 = Badly insulated. 520 = Very poorly insulated. 560 = Poorly insulated. 600 = Badly insulated. 640 = Very poorly insulated. 680 = Poorly insulated. 720 = Badly insulated. 760 = Very poorly insulated. 800 = Poorly insulated. 840 = Badly insulated. 880 = Very poorly insulated. 920 = Poorly insulated. 960 = Badly insulated. 1000 = Very poorly insulated.

TOTAL FLOOR AREA: 357 sq.m. (384 sq.ft.) approx.

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