

# KEYSTONE

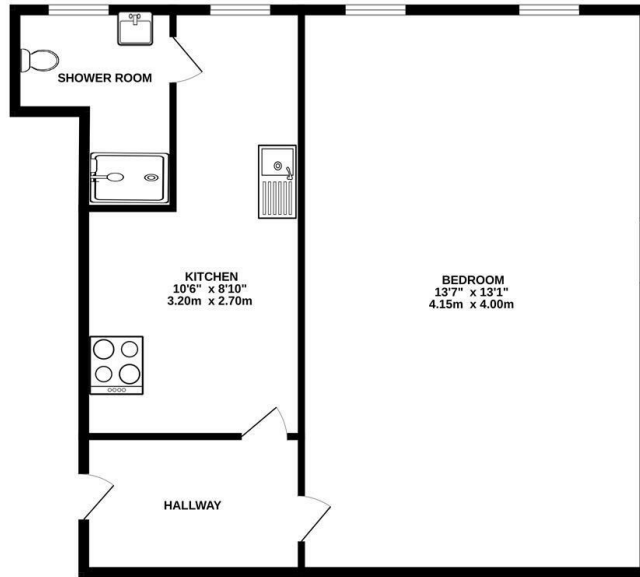


Henslow Road, Ipswich, IP4 5EJ

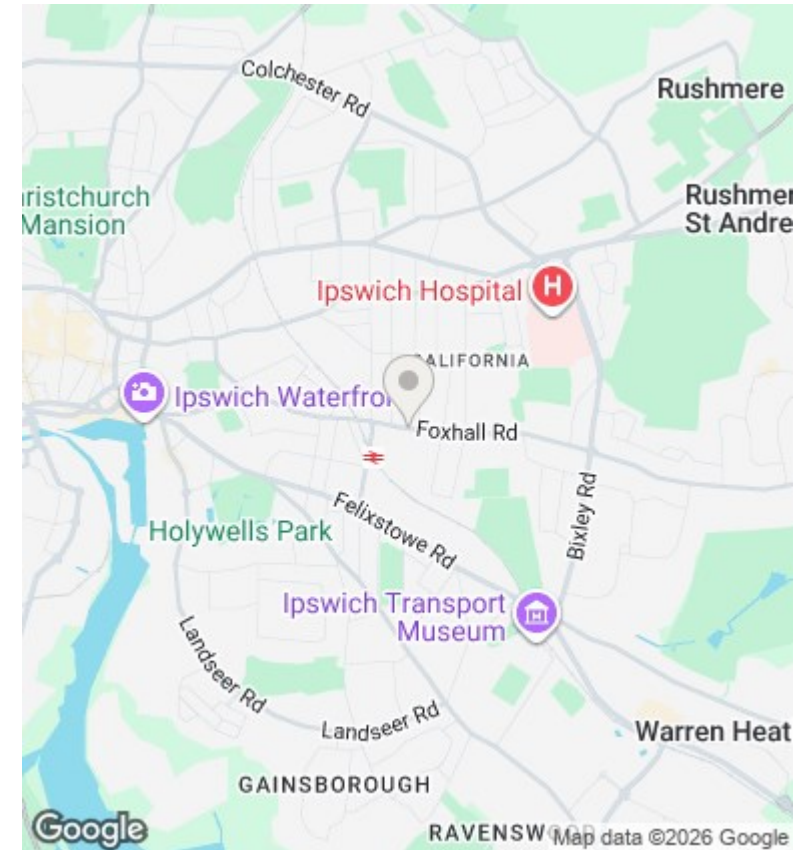
£625 PCM

- Unfurnished First Floor Studio Flat
- Fitted Kitchen with a Cooker & Fridge
- Electric Heating
- A water charge of £25 pcm will be added
- Situated in East Ipswich
- Laminate Flooring
- On Street Parking
- Shower room
- Double Glazed
- EPC rating - E

GROUND FLOOR  
972 sq.ft. (90.3 sq.m.) approx.



TOTAL FLOOR AREA: 972 sq.ft. (90.3 sq.m.) approx.  
While every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee can be given regarding their operation or efficiency over the years.  
Made with Metropix C2024



## Directions

## Viewings

Viewings by arrangement only. Call 01473 221 399 to make an appointment.

## EPC Rating:

E

| Energy Efficiency Rating                           |  | Current                 | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |  |                         |           |
| (92 plus) <b>A</b>                                 |  |                         |           |
| (81-91) <b>B</b>                                   |  |                         |           |
| (69-80) <b>C</b>                                   |  |                         | 69        |
| (55-68) <b>D</b>                                   |  |                         |           |
| (39-54) <b>E</b>                                   |  | 41                      |           |
| (21-38) <b>F</b>                                   |  |                         |           |
| (1-20) <b>G</b>                                    |  |                         |           |
| <i>Not energy efficient - higher running costs</i> |  |                         |           |
| <b>England &amp; Wales</b>                         |  | EU Directive 2002/91/EC |           |