

Foxhall



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Newton Road

East Ipswich, IP3 8HQ

Guide price £220,000

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Front Garden

Front garden enclosed to half height brick wall, the garden is laid to low maintenance shingle with path leading to the front door.

Entrance Hallway

Doors to the lounge and dining room, stairs to the first floor, radiator and Karndean LVT flooring.

Lounge

13'5" x 10'10" (4.09m x 3.30m)

Front aspect double glazed bay window, radiator and carpeted flooring.

Dining Room

10'9" x 10'9" (3.28m x 3.28m)

Rear aspect double glazed window, bespoke cupboards, shelving and wine rack, understairs storage cupboard, radiator, Karndean LVT flooring and open through to the kitchen.

Kitchen

8'5" x 7'4" (2.59 x 2.25)

Comprising of base and eye-level units, square edged quartz worktops, Herringbone tiled splash-back, integrated electric oven and hob with extractor over, integrated Butler sink, integrated fridge and freezer, space and plumbing for a washing machine, side aspect double glazed window, Karndean LVT flooring and open through to the rear lobby.

Rear Lobby

7'0" x 2'6" (2.15 x 0.77)

Side aspect UPVC double glazed door to the garden, rear aspect door to the bathroom and Karndean LVT flooring.

Bathroom

7'5" x 6'8" (2.26m x 2.03m)

Panel bath with stainless steel mixer taps and rainfall and handheld shower attachments, pedestal hand wash basin, low-level W.C., stainless steel towel rail, side aspect frosted double glazed window and tiled flooring.

Landing

Doors to all bedrooms, overstairs cupboard, loft access and carpeted flooring.

Bedroom One

14'0" x 10'9" (4.27 x 3.28)

Two front aspect double glazed windows, wood panelling, radiator and carpeted flooring.

Bedroom Two

10'8" x 8'7" (3.26 x 2.62)

Rear aspect double glazed window, radiator and carpeted flooring.

Bedroom Three

8'5" x 7'5" (2.59 x 2.28)

Rear aspect double glazed window, radiator and carpeted flooring.

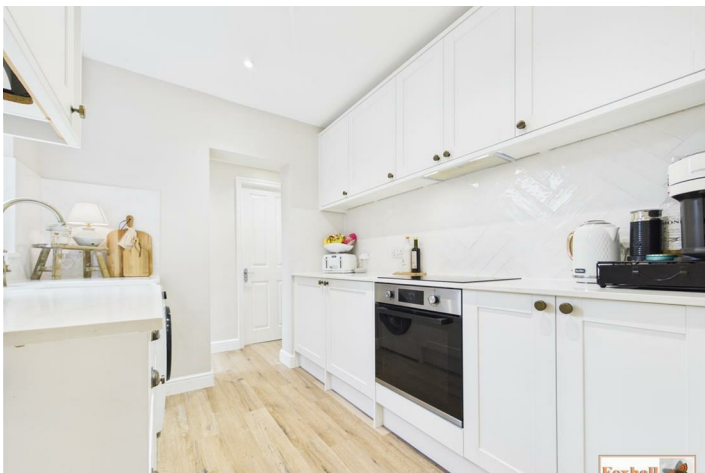
Rear Garden

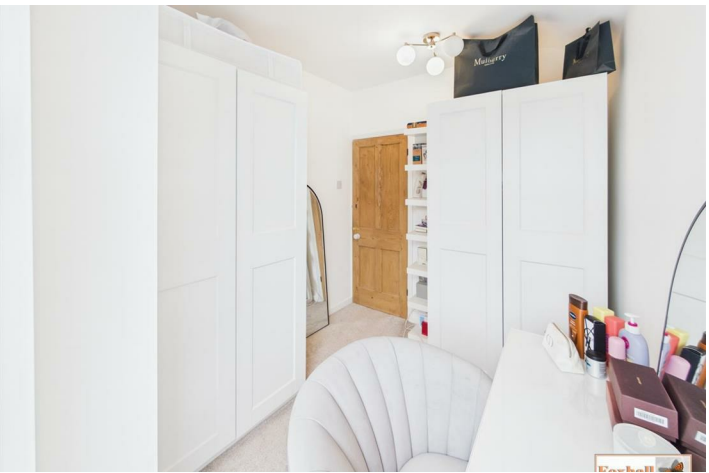
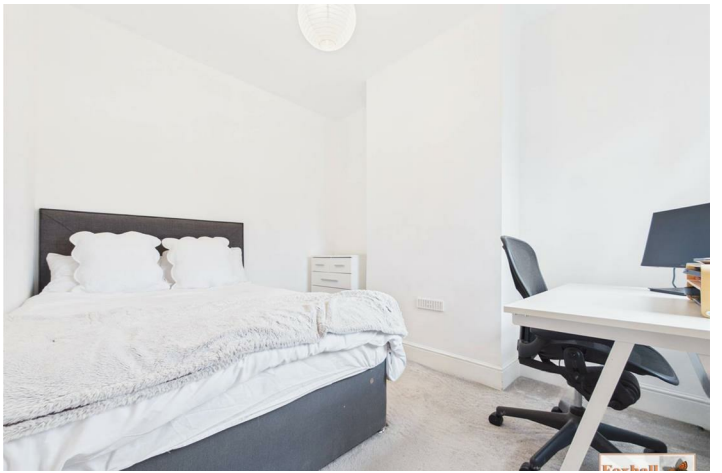
Enclosed to panel fencing the rear garden is mainly laid to patio with mature hedging, storage shed and gated rear access.

Agents Notes

Tenure - Freehold

Council Tax Band - B





Road Map



Hybrid Map



Terrain Map



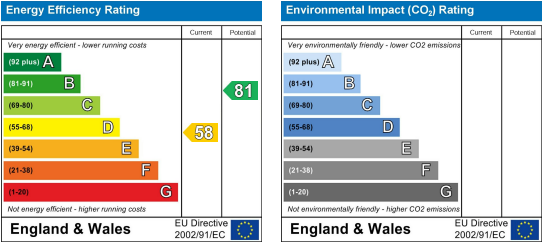
Floor Plan



Viewing

Please contact us on 01473 721133 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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