

Foxhall



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Trinity Close

Kesgrave, Ipswich, IP5 1JB

Price £260,000



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Front Garden

To the front of the property there is a pathway giving you access to the front door with the remainder laid to lawn and shared side access to the rear garden.

Entrance Hallway

Access via a UPVC double glazed entrance door, wood effect flooring, stairs rising to the first floor with storage space under, storage cupboard, radiator and doors giving access to:-

Lounge/Diner

15'9" x 13'10" (4.80m x 4.22m)

UPVC double glazed patio door giving access to the rear garden, UPVC double glazed window to the rear, two radiators, storage cupboard and coved and textured ceiling.

Kitchen

9'9" x 7'9" (2.97m x 2.36m)

UPVC double glazed window to front, wall mounted Vaillant boiler, space and plumbing for a washing machine, space for slimline dishwasher, space for a cooker with filter hood over, space for a fridge freezer, wood effect vinyl flooring, tiled splash-backs, 1 1/2 s bowl sink inset with a mixer tap inset into a rolled edge worktop with cupboards and drawers under and matching above and smooth ceiling with spotlighting.

Landing

Textured ceiling giving loft access via retractable ladder and further doors giving access to bedrooms one, two and three and the bathroom.

Bedroom One

13'10" x 9'1" (4.22m x 2.77m)

Two UPVC double glazed windows to the front, storage cupboard, range of fitted wardrobes and chest of drawers, radiator and textured ceiling.

Bedroom Two

10'8" x 7'9" (3.25m x 2.36m)

UPVC double glazed window to rear, radiator and textured ceiling.

Bedroom Three

7'11" x 5'9" (2.41m x 1.75m)

UPVC double glazed window to rear, radiator and textured ceiling.

Family Bathroom

7'9" x 5'7" (2.36m x 1.70m)

UPVC double glazed window to front, low-level W.C., shaped and panel bath with mixer tap and independent shower over, vanity wash hand basin with a mixer tap, tile effect flooring, chrome heating towel rail and part tiled walls.

Rear Garden

Majority laid to lawn, gated side access and enclosed by panel fencing.

Garage & Parking

Garage on block and a further allocated parking space.

Agents Notes

Tenure - Freehold

Council Tax Band - B





Road Map



Hybrid Map



Terrain Map



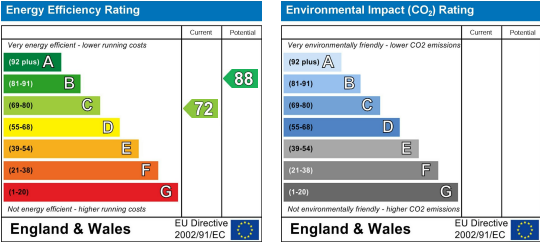
Floor Plan



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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