







Fonnereau Road, Ipswich, Suffolk

£650 Per month

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GRACE ESTATE AGENTS are pleased to present this First Floor, Studio Apartment, situated in the heart of Ipswich Town Centre; this property is close to all local and mainstream Amenities. The Studio is located directly opposite Christchurch Park, is a stone's throw from Tower Ramparts Bus Station and a 5 minute walk into Ipswich Town Centre.

The property comprises of a Modern Fitted Kitchen and Bathroom, as well as the Bedroom/Living Room with Built-In-Bed which neatly folds away into the integrated storage cupboard.

Council Tax Band: A, Annual Charge: £1,436.46

- First Floor, Studio Flat
- Electric Heating
- Opposite Christchurch Park
- Close to Town Centre
- Fitted Kitchen with White Goods
- Bathroom with Shower Cubicle

£650 Per month

Viewing

Please contact our Grace Estate Agents Office on 01473 747728 if you wish to arrange a viewing appointment for this property or require further information.





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(38-54) E			(38-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	



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