

# 10 Model Farm - Offers In Excess Of £210,000

Combs Stowmarket IP14 2JG

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Estate & Letting Agents



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## Features

- GRADE II LISTED CONVERTED FARM BUILDING
- JUST TWO MILES FROM THE CENTRE OF STOWMARKET
- SPACIOUS VAULTED SITTING ROOM
- KITCHEN, BATHROOM
- TWO DOUBLE BEDROOMS
- ENCLOSED GARDEN WITH STORE
- PARKING SPACE
- ELECTRIC HEATING
- COUNCIL TAX BAND B



## The Property

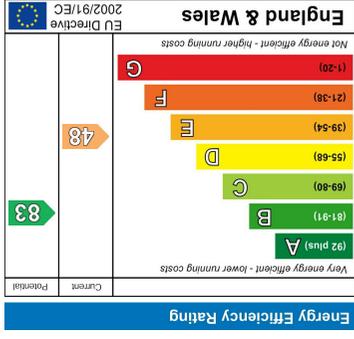
Situated in the pleasant village of Combs approximately two miles from the centre of Stowmarket, this Grade II Listed converted farm building offers spacious accommodation comprising spacious Sitting Room with vaulted ceilings, Kitchen, Two Double Bedrooms and a Bathroom. The property offers electric heating and outside benefits from an enclosed garden with a useful store and a parking space.

There is a service charge in place for the management and maintenance of the communal grounds and this is at a charge of £550 pa for each householder.





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.



What every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and not guaranteed to match the actual dimensions of the flat. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested and no guarantee is given as to their quality or energy class given.
   
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