



Charles Wright

PROPERTIES

Selling Properties the Wright Way



5 Sandy Close

Great Blakenham, Ipswich, IP6 0GQ

Offers in excess of £369,950



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Description

A well presented and spacious four bedroom detached home situated in the popular village of Great Blakenham. This home benefits from off road parking, a garage and an unoverlooked south facing rear garden. Inside the accommodation comprises of an entrance hall with two storage cupboards, a cloakroom, stunning kitchen/dining room with fitted appliances and cosy sitting room downstairs complimented by four bedrooms, an ensuite and family bathroom upstairs.

Location

Great Blakenham is a village located approximately 6 miles from Ipswich and provides excellent access to A12/A14 commuter links, regular bus services and amenities. The neighbouring village of Claydon offers a wide range of amenities including a co op, one stop shop, bakery, hairdressers, travel shop, The Crown and Greyhound both public houses. Claydon also has a primary and secondary school along with a park and village hall.

Entrance hall

Double glazed door to front, radiator, stair flight to first floor, understairs cupboard and cloaks cupboard.

Kitchen/dining room

20'02 x 11'08 (6.15m x 3.56m)

Double glazed window to rear, double glazed double doors to rear, radiator, white gloss eye

level and base units with worktops above, stainless steel sink, integrated oven, integrated hob with extractor above, integrated fridge/freezer, integrated dishwasher, feature panelling and space for a dining table.

Sitting room

16'10 x 11'10 (5.13m x 3.61m)

Double glazed bay window to front, two radiators and carpet flooring.

Cloakroom

6'06 x 3'02 (1.98m x 0.97m)

Low level wc, wash basin and radiator.

Utility room

5'06 x 4'03 (1.68m x 1.30m)

Double glazed door to side, base units with workspace above, stainless steel sink, plumbing for dishwasher and radiator.

First floor landing

Doors to first floor rooms, double glazed window to side, airing cupboard and radiator.

Bedroom one

12'02 x 11'02 (3.71m x 3.40m)

Double glazed window to front, radiator, fitted wardrobes and carpet flooring.

Ensuite

7'08 x 5'04 (2.34m x 1.63m)

Double glazed window to side, low level wc, walk in shower cubicle, pedestal wash basin and radiator.

Bedroom two

10'11 x 8'11 (3.33m x 2.72m)

Double glazed window to rear, radiator and carpet flooring.

Bedroom three

10'11 x 7'04 (3.33m x 2.24m)

Double glazed window to rear, radiator and carpet flooring.

Bedroom four

8'08 x 6'06 (2.64m x 1.98m)

Double glazed window to front, radiator and carpet flooring.

Bathroom

7'02 x 5'07 (2.18m x 1.70m)

Double glazed window to side, low level wc, pedestal wash basin, panelled bath with shower above, and radiator.

Outside and gardens

The property benefits from a driveway providing

off road parking and a detached garage with power and lighting. The rear garden is unoverlooked and enjoys a southerly aspect. The current owners have recently had a large patio and Astro turf laid making this space low maintenance. There is an outside tap and side access.

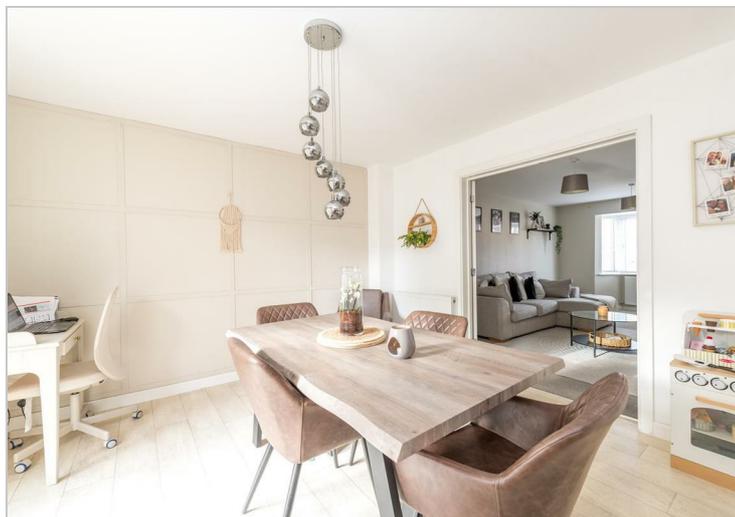
Services

We understand mains gas, electric, water and drainage are connected to the property. There is a service charge of £26 per month for the development.

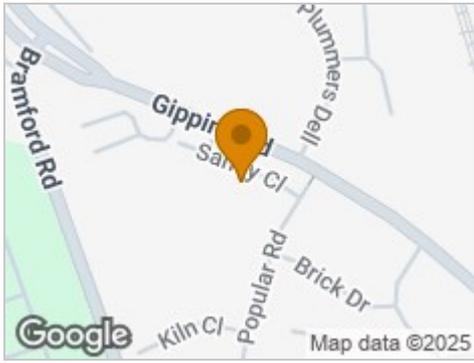
Tenure: Freehold

EPC rating: B

Council tax banding: D



Road Map



Hybrid Map

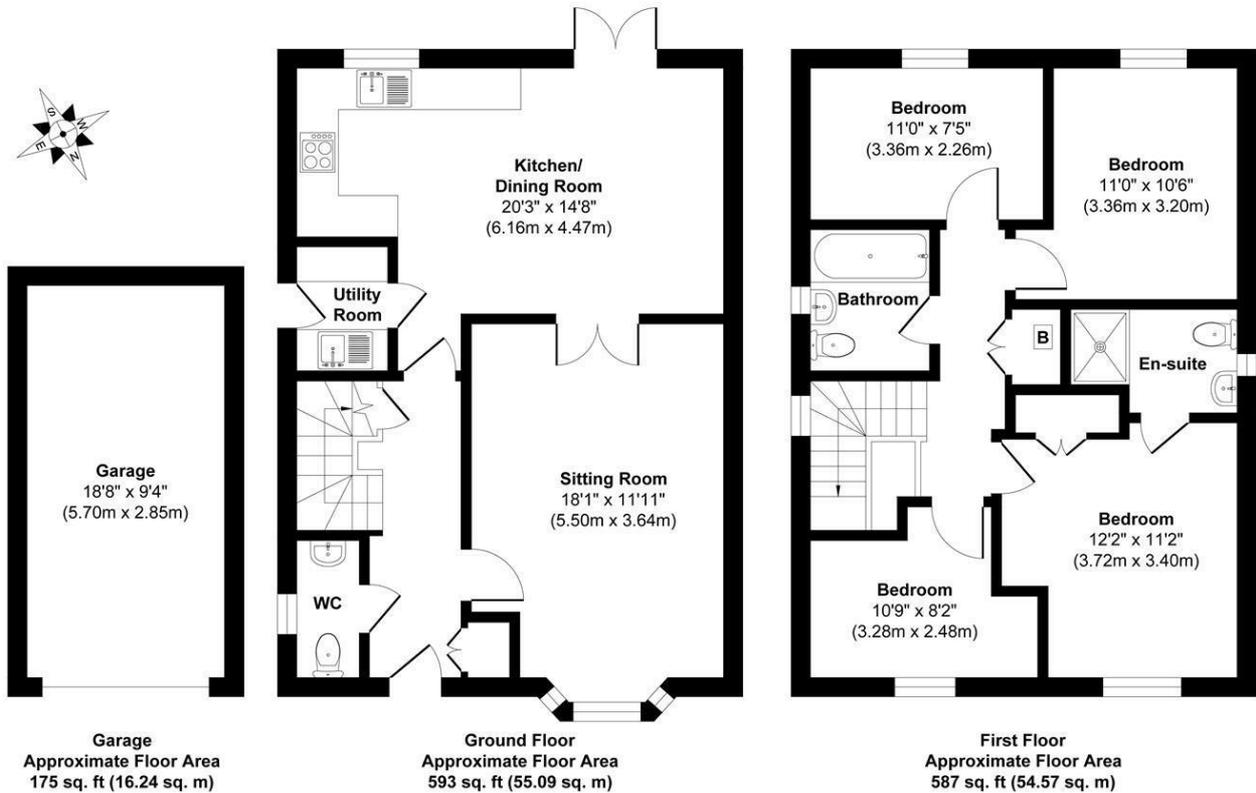


Terrain Map



Floor Plan

5 Sandy Close, Great Blakenham, Suffolk, IP6 0GQ



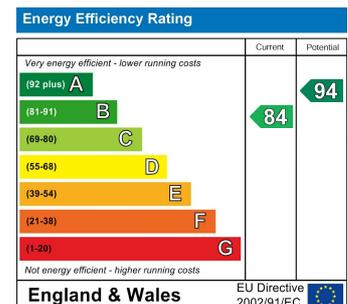
Approx. Gross Internal Floor Area 1180 sq. ft / 109.66 sq. m.
 Approx. Gross Internal Garage Area 175 sq. ft / 16.24 sq. m.
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Viewing

Please contact our Charles Wright Properties Office on 01394 446483 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph



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