

Wentworth Drive, Ipswich, Suffolk, IP8 3RX

Asking Price: £260,000



- Freehold
- No Onward Chain
- Semi-Detached House
- Three Bedrooms
- Lounge & Conservatory
- Newly Fitted Kitchen
- Garage & Off-Road Parking to Rear
- Wonderful Corner Plot

This three bedroom semi-detached house, tucked away down a cul-de-sac on the popular Pinewood development and conveniently located for access to the A12 and A14, is being sold with no onward chain. The property benefits from being positioned on a wonderful corner plot with a garage and off-road parking to the rear, and the current owners have recently updated the kitchen within the last 12 months.

As agents, we recommend the earliest possible internal viewing to appreciate the quality of accommodation on offer which comprises entrance lobby, ground floor cloakroom, dual aspect lounge, newly fitted kitchen / dining room, conservatory, first floor landing, three bedrooms, and family bathroom.

Pinewood is a sought after location situated to the South West of Ipswich offering a large array of amenities including local shops, supermarkets, takeaways, doctors surgeries, schools and regular bus routes. The property is ideally located for access to Suffolk One college, the A12 / A14 commuter road links, Copdock Interchange and Tesco Superstore and has regular bus links into the town centre.

Council Tax Band: C



Total area: approx. 75.6 sq. metres (813.8 sq. feet)
Although every attempt has been made to ensure the accuracy of this floorplan measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. Plan produced using PlanUp.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		88
(69-80)	C	75	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	