



**Spencer Way, Stowmarket, IP14 1UB**

**welcome to**

## **Spencer Way, Stowmarket**

GUIDE PRICE £270,000 - £280,000! This well-presented semi-detached house in Stowmarket features a downstairs cloakroom, large open-plan living/dining area, sunroom & kitchen. Upstairs are 3 bedrooms & family bathroom. Outside, enjoy off-road parking, garage & enclosed garden with a patio.

### **Spencer Way**

In the charming town of Stowmarket, this well-presented semi-detached house offers a perfect blend of comfort and style, making it an ideal home for families or those seeking a spacious living environment.

Upon entering the property, you are greeted by a convenient downstairs cloakroom, perfect for guests and everyday use. The heart of the home is the large open-plan living and dining area, which provides a welcoming space for relaxation and entertainment. This area is enhanced by the double doors that open into a versatile large sunroom, inviting ample natural light and offering a serene space for lounging or a hobby room.

An open archway leads seamlessly from the living area into a well-appointed kitchen, designed for both functionality and style. It features space for your own appliances and ample storage, making meal preparation a delight.

Upstairs, the property boasts three well-sized bedrooms, each offering a comfortable retreat with plenty of natural light. The modern family bathroom is elegantly designed, providing a relaxing space for unwinding after a long day.

Externally, the house offers off-road parking which leads to a spacious garage. This garage not only provides additional storage but also features internal access to the house, adding convenience and security.

The enclosed rear garden is a private oasis, featuring a well-maintained lawn and a delightful patio area. It is perfect for outdoor dining, family gatherings, or simply enjoying the tranquillity of the surroundings.

Situated close to local amenities and schools, this property offers the convenience of nearby shopping, dining, and educational opportunities, making it an ideal location for families and professionals alike.

In summary, this semi-detached house in Stowmarket is a well-presented property offering spacious living areas, modern amenities, and a convenient location, making it a perfect home for those seeking both comfort and practicality.

### **Stowmarket**

Nestled in the heart of Suffolk, Stowmarket is a charming market town that beautifully blends historical allure with modern amenities. Known for its picturesque landscapes and welcoming community, this quaint town offers a perfect balance of rural tranquillity and urban convenience.

The town is home to several historic landmarks, including the magnificent St. Peter and St. Mary's Church and the Food Museum, which offers a fascinating glimpse into the region's past. The town centre retains its traditional charm, with a delightful mix of period architecture and modern buildings.

Regular local events, farmer's markets, and community gatherings foster a welcoming and inclusive atmosphere. The town's vibrant cultural scene includes theatres, art galleries, and musical performances that cater to diverse tastes and interests.

Stowmarket is well-connected, making it an attractive location for commuters. The town's railway station offers frequent services to London, Cambridge, and Norwich, ensuring that residents can easily access major cities for work or leisure. Additionally, the nearby A14 provides convenient road links to the rest of the country.





The town offers a variety of amenities, supermarkets, and a range of local shops and boutiques. Stowmarket's educational facilities are highly regarded, with several primary and secondary schools available to residents. Additionally, healthcare services are readily accessible, with local clinics and a hospital nearby.

In summary, Stowmarket is a delightful town that offers a high quality of life with its perfect blend of history, community spirit, and modern convenience. Whether you're looking for a peaceful retreat or a vibrant community to call home, Stowmarket is an exceptional choice.

### **Accommodation Entrance Hall**

Part glazed front door, coved ceiling, part wood panelled walls.

### **Cloakroom**

Frosted window to side, low level WC, wall mounted sink, part tiled walls, coved ceiling, radiator, vinyl flooring.

### **Living Room**

Windows to front and side, stairs to first floor, under stairs cupboard, coved ceiling, radiator, wooden laminate flooring.

### **Dining Room**

French doors to rear, coved ceiling, radiator, wooden laminate flooring.

### **Kitchen**

Window to rear, fitted with wall and base units with roll top work surfaces, stainless steel single sink with drainer and mixer tap, space for cooker with extractor over, washing machine and fridge freezer, part tiled walls, coved ceiling, wooden laminate flooring.

### **Conservatory**

Windows to three sides, two windows to rear, French door to rear, door to garage, electric heater, luxury vinyl tile flooring.

### **Landing**

Window to side, access to loft, airing cupboard, carpeted flooring.

### **Bedroom One**

Window to rear, spotlights, coved ceiling, TV, part wood panelled walls, radiator, carpeted flooring.

### **Bedroom Two**

Window to front, coved ceiling, part wood panelled walls, radiator, carpeted flooring.

### **Bedroom Three**

Window to front, coved ceiling, radiator, carpeted flooring.

### **Family Bathroom**

Frosted window to rear, fitted with a panelled bath with shower over, vanity sink with lights and back to wall WC, spotlights, part tiled walls, heated towel rail, vinyl flooring.

### **Outside Garage**

Up and over doors, power and light, door to rear, loft storage space.

### **Rear Garden**

Fence enclosed, patio, lawn and shingle areas.



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## Spencer Way, Stowmarket

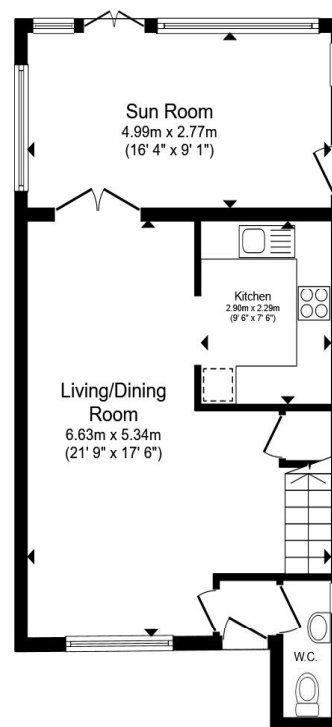
- GUIDE PRICE £270,000 - £280,000!
- Three good sized bedrooms
- Open plan living space
- Expansive and versatile conservatory
- Downstairs cloakroom and family bathroom

Tenure: Freehold EPC Rating: C

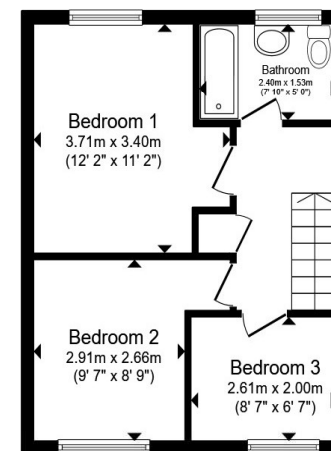
Council Tax Band: C

guide price

**£270,000**



Ground Floor



First Floor

Total floor area 86.0 m<sup>2</sup> (925 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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