



Beechcroft Road, Ipswich, IP1 6BD

welcome to

Beechcroft Road, Ipswich

Situated in a prime Crofts location, this semi-detached home benefits from three bedrooms, a separate dining room, a 1st floor bathroom, a garage, an outbuilding and off street parking.

Entrance Porch

Wood effect flooring.

Entrance Hall

Wood effect flooring, one radiator and an understairs storage cupboard.

Lounge

Carpet flooring, double glazed bay window to the front, spotlights, TV point and one radiator.

Dining Room

Double glazed, sliding doors to the rear, one radiator, spotlights, wood flooring and a gas fireplace with marble effect base and surround.

Kitchen

Tiled effect flooring, white tiled splashback, eye and base level units in cream with wood effect worktop surfaces, a wall mounted boiler, space for all appliances, a fitted extractor hood, a one and a half bowl sink plus drainer and chrome mixer tap, double glazed windows to the side and rear, double glazed doors to the rear.

First Floor Landing

Carpet flooring, double glazed window to the side and loft hatch.

Master Bedroom

Carpet flooring, one radiator and double glazed bay window to the front.

Bedroom Two

Carpet flooring, one radiator and double glazed window to the rear.

Bedroom Three

Carpet flooring, one radiator and double glazed window to the rear.

Bathroom

Wood effect flooring, double glazed windows to the front and side, low level WC, vanity sink, heated towel rail, a P bath with waterfall chrome mixer tap, shower attachment and glass screen, part tiled walls and spotlights.

Outside:

Front Garden

A partially walled border, a stoned area, a garage and a block paved driveway, providing parking for two vehicles.

Rear Garden

A large rear garden with a patio seating area, access to the outbuilding, outdoor shower room and garage, fully enclosed border, a central pathway leading to the rear of the garden, a stoned area, shrubs, flower beds, a lawned area and trees.

Outdoor Shower Room

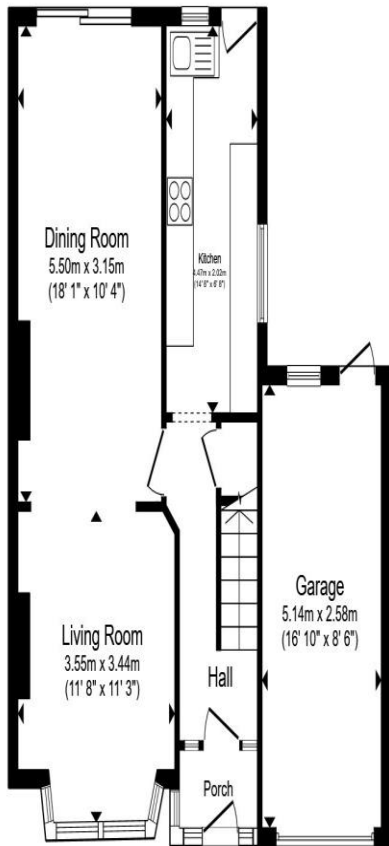
Modern shower room with marble tiled effect flooring and walls, low level WC, wash hand basin, double glazed window to the front and a shower with waterfall showerhead, further shower attachment and glass enclosure.

Outbuilding/Store

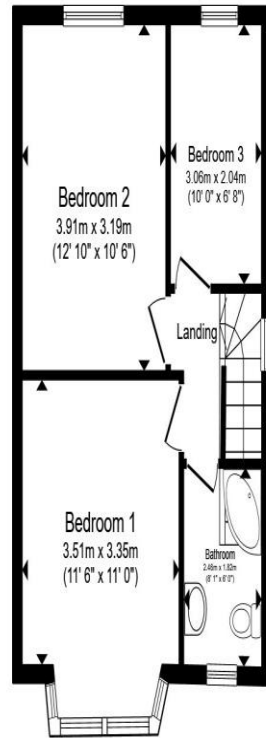
A storage area.

Garage

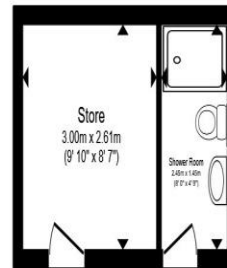
An up and over door, power and access to the rear garden.



Ground Floor



First Floor



Outbuilding

Total floor area 111.5 m² (1,200 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



welcome to
Beechcroft Road,
Ipswich

- Three bedrooms
- Lounge & separate dining room
- 1st floor bathroom
- Outdoor modern shower room
- Garage, outbuilding & off street parking

Tenure: Freehold EPC Rating: D
Council Tax Band: C

£315,000



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Property Ref:
IPS121779 - 0003

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william h brown



01473 226101



Ipswich@williamhbrown.co.uk



16-18 Wolsey House, Princes Street, IPSWICH,
Suffolk, IP1 1QT



williamhbrown.co.uk