

2 Chequers Terrace, The Street, Raydon, Ipswich, IP7 5LW



Freehold

Guide Price

£300,000

Subject to contract

Parking

3 bedrooms
Sitting room, conservatory
Bathroom and en-suite



Situated within the sought after village of Raydon with excellent links to the A12/A14 is this modern terrace house with parking for two cars.

Some details

General information

This three bedroom modern terrace house is situated within the sought-after village of Raydon which provides excellent links to the A12/A14, Manningtree Station and Hadleigh. As well as having a kitchen/breakfast room and sitting room the property has a conservatory that overlooks the garden, first floor bathroom, en-suite and cloakroom. It has electric heating, double glazing and parking for two cars.

The reception hall has doors off and stairs to the first floor, there is a cloakroom with basin and WC. Opposite is the kitchen/breakfast room which has plantation shutters and a range of base and eye level units, work surface, sink, integrated oven and hob and space for all other appliances. To the rear is the sitting room which overlooks the garden and has a door into the conservatory and double doors into the garden.

The landing has doors off to the bathroom and three bedrooms, two of which are doubles, with the main bedroom having an en-suite comprising a shower, basin and WC. The bathroom has a white suite of bath with shower over, WC and basin.

Reception hall

12' 2" x 6' 9" (3.71m x 2.06m)

Cloakroom

5' 7" x 3' 3" (1.7m x 0.99m)

Sitting room

17' x 10' 6" (5.18m x 3.2m)

Kitchen/breakfast room

12' 2" x 11' 3" (3.71m x 3.43m)

Conservatory

12' 9" x 7' 9" (3.89m x 2.36m)

Landing

Bedroom one

11' 1" x 10' 4" (3.38m x 3.15m)

Ensuite

7' 8" x 3' 3" (2.34m x 0.99m)

Bedroom two

9' 8" x 9' 3" (2.95m x 2.82m)

Bedroom three

7' 5" x 7' 5" (2.26m x 2.26m)

Bathroom

6' 8" x 5' 8" (2.03m x 1.73m)

The outside

The front of the property is enclosed by wrought iron railings, a small front garden and path to the front.

The rear garden is enclosed by wooden fencing and is predominantly laid to lawn with patio area and a gate to the rear that leads out into a parking area where there are two parking spaces allocated to the property.

Where?

Raydon is a popular village situated to the west of the A12 providing excellent links to Ipswich, Colchester and Hadleigh. For the commuter there are mainline railway stations at Ipswich, Manningtree and Colchester, all with rail links to London's Liverpool Street.

Important information

Council Tax Band - tbc

Services - We understand that mains water, drainage and electricity are connected to the property.

Tenure - Freehold

EPC rating - tbc

Our ref - CJJ

Directions

Proceed from Ipswich southwards along the A12 passing Capel St Mary and take the East Bergholt turning, junction 31. Turn right signposted for Hadleigh on the B1070 passing through the village of Holton St. Mary and continue in to Raydon and round the S-bend where the property will be found on the right hand side identified by a Fenn Wright board.

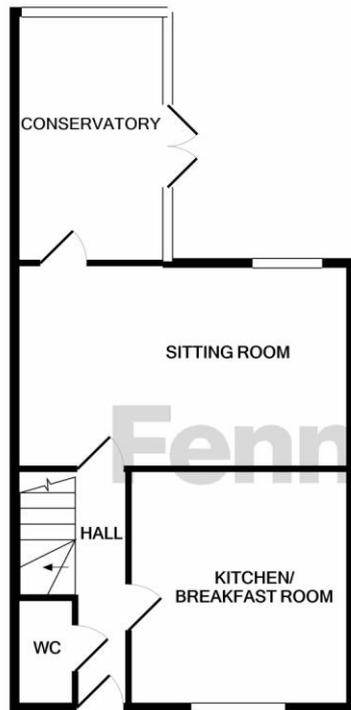
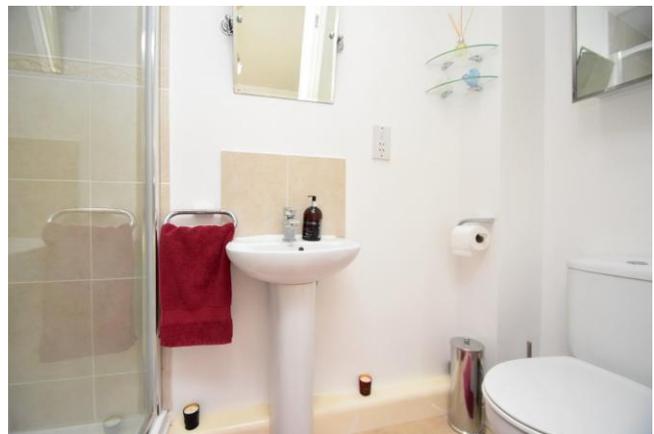
Further information

If you would like more information on this property and its surrounding location (schools, transport etc) please get in touch.

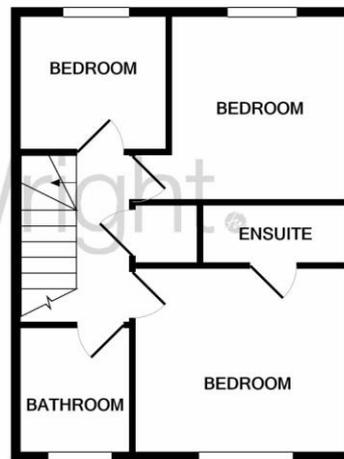
fennwright.co.uk

Viewing

To make an appointment to view this property please call us on 01473 232 700



GROUND FLOOR



1ST FLOOR

To find out more or book a viewing

01473 232 700

fennwright.co.uk

Fenn Wright is East Anglia's leading, independently owned firm of chartered surveyors, estate agents and property consultants.

- Residential and Commercial Sales and Lettings
- Development, Planning and New Homes
- Farms & Estates Agency and Professional Services
- Water & Leisure Agency and Professional Services
- Mortgage valuations

Consumer Protection Regulations 2008

Fenn Wright has not tested any electrical items, appliances, plumbing or heating systems and therefore cannot testify that they are operational. These particulars are set out as a general outline only for the guidance of potential purchasers or tenants and do not constitute an offer or contract. Photographs are not necessarily comprehensive or current and all descriptions, dimensions, references to condition necessary permissions for use and occupation and other details are given in good faith and believed to be correct but should not be relied upon as statements of, or representations of, fact. Intending purchasers or tenants must satisfy themselves by inspection or otherwise as to the correctness of each of them. We have taken steps to comply with Consumer Protection Regulations 2008, which require both the seller and their agent to disclose anything, within their knowledge, that would affect the buying decision of the average consumer. If there are any aspects of this property that you wish to clarify before arranging an appointment to view or considering an offer to purchase please contact us and we will make every effort to be of assistance.

Fenn Wright, as part of their service to both vendor and purchaser, offer assistance to arrange mortgage and insurance policies, legal services, energy performance certificates, and the valuation and sale of any property relating to any purchaser connected to this transaction. Fenn Wright confirms they will not prefer one purchaser above another solely because he/she has agreed to accept the offer of any other service from Fenn Wright. Referral commission (where received) is in the range of £15 to £750.

Fenn Wright is a Limited Liability Partnership, trading as Fenn Wright. Registered in England under no. OC431458. Registered office: 1 Tollygate East, Stanway, Colchester, Essex, CO3 8RQ. A list of members is open to inspection at our offices.

