

Greenways, Ipswich Road, Otley, Ipswich, IP6 9JW



Freehold

Guide Price

£650,000

Subject to contract

Detached bungalow with  
land

- 3 bedrooms
- 1 reception room
- 1 bathroom





Offered for sale with fantastic development potential subject to planning is this three bedroom detached bungalow with outbuildings.

# Some details

## General information

Offered for sale with fantastic development potential subject to planning is this three bedroom detached bungalow with outbuildings set in grounds approaching 3.4 acres

The bungalow is nicely set back and enjoys gardens to the front and rear. Inside, the property requires renovation. There is an entrance hall, three double bedrooms, a bathroom, sitting room with an open fire and access to a pantry and kitchen. The kitchen has low level units with worktops above, there is space for an oven, fridge freezer and washing machine.

## Hallway

## Sitting room

11' 0" x 9' 1" (3.35m x 2.77m)

## Kitchen

12' 1" x 9' 1" (3.68m x 2.77m)

## Bedroom one

12' 0" x 9' 1" (3.66m x 2.77m)

## Bedroom two

12' 0" x 11' 11" (3.66m x 3.63m)

## Bedroom three

12' 0" x 11' 11" (3.66m x 3.63m)

## Bathroom

## The outside

Two vehicular entrances give access to Greenways which enjoys a plot approaching 3.4 acres with various outbuildings and a Nissen Hut. The Nissen hut has great potential for development and we understand the vendors are currently in the process of discussing with local planners about a proposed planning application. Please note that no planning permission is currently submitted or granted.

Agents note: We understand there is a public footpath that runs across the meadow.

## Where?

Otley is a rural village within comfortable driving distance of Woodbridge, a market town on the west bank of the river Deben, Wickham Market, a thriving small town further to the north and Ipswich, Suffolk's County town.

There are well regarded Primary and High Schools in the area as well as independent schools for students of all ages in Framlingham, Brandeston and Woodbridge.

The district offers good sporting facilities with golf, sailing and equestrian pursuits naturally prominent and a variety of clubs cater for a number of sporting interests.

The picturesque Suffolk countryside also provides many attractive walks and rides and Snape Maltings Concert Hall, home to the internationally famous Aldeburgh Festival is a further attraction of the district.

## Important information

We understand electricity and mains water are connected at the property. We believe Drainage is via a septic tank.

Tenure Freehold

Council Tax Band - C

EPC rating - G

## Directions

From our Woodbridge office proceed along Quayside and onto Lime Kiln Quay Road. At the traffic lights adjacent to the Red Lion Pub take a right onto The Thoroughfare, turn left onto Pytches Road and continue to the end of this road before turning left onto Woods Lane. At the Roundabout take the first exit to the A12, on approaching the next roundabout take the third exit signposted B1079. Proceed through Grundisburgh and Clopton on the B1079. When entering the village of Otley take a right hand turn to Ipswich Road where the property will be found on the left hand side.

## Further information

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

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## Viewing

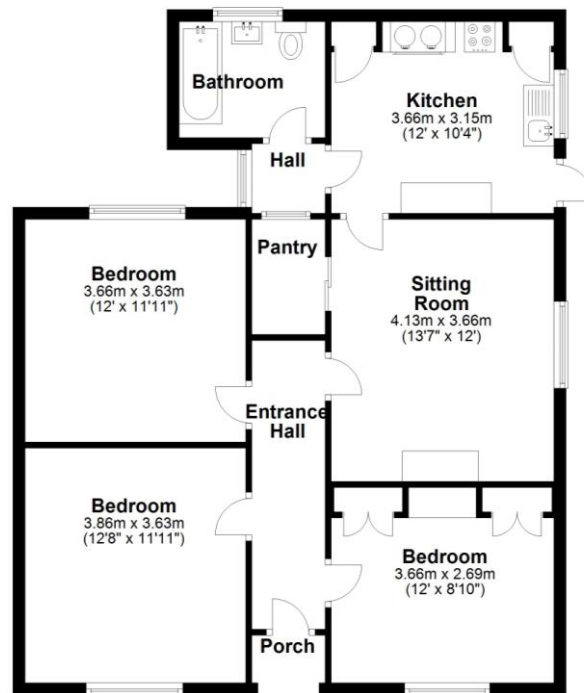
To make an appointment to view this property please call us on 01394 333346





### Ground Floor

Approx. 84.6 sq. metres (911.1 sq. feet)



Total area: approx. 84.6 sq. metres (911.1 sq. feet)

Expertly Prepared By david-mortimer.com - Not To Scale - For Identification Purposes Only  
Plan produced using PlanUp.

To find out more or book a viewing

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