

Springfield Lane, Ipswich, IP1 4EL



To Let
Unfurnished
£850 pcm

3 bedrooms
2 reception rooms
1 bathroom



A three bedroom mid-terraced house, situated to the North-West of Ipswich town centre and offering easy access to many local shops and amenities. This spacious home offers two reception rooms with a kitchen and shower room to the ground floor and three double bedrooms to the first floor.

Some details

Situated to the North-West of Ipswich town centre, is this spacious three bedroom bay-fronted mid-terraced house. Entering via the front door, a long hallway gives access to the living room, dining room and stairs rising to the first floor. The dining room, with hard-wood flooring, features double doors to the rear garden as well as a door leading through to the kitchen complete with appliances. The shower room can be found off the kitchen, with three double bedrooms to the first floor.

To the rear is a garden mainly laid to lawn, with decking area, and on-road parking can be found to the front.

Entrance hall

Lounge

11' 0" x 10' 11" (3.35m x 3.33m)

Bay window to the front.

Dining room

11' 11" x 9' 11" (3.63m x 3.02m)

Double doors to rear garden, door to kitchen, under-stairs cupboard.

Kitchen

10' 8" x 7' 11" (3.25m x 2.41m)

Base and eye-level units, washing machine, under-counter fridge and electric cooker.

Shower room

8' 1" x 7' 10" (2.46m x 2.39m)

Large shower, low-level w/c, hand wash basin and heated towel rail.

Landing

Bedroom one

15' 0" x 10' 11" (4.57m x 3.33m)

Bay window to front, some furniture included.

Bedroom two

9' 11" x 9' 8" (3.02m x 2.95m)

Window to rear aspect.

Bedroom three

11' 5" x 7' 11" (3.48m x 2.41m)

Window to rear aspect.

Letting information

The rent is exclusive of utilities and council tax.

Minimum term: 12 months

Deposit: £980.76

Availability: Now

No Pets

Non Smokers

Holding deposit

Prospective applicants will be required to pay a Holding Deposit to Fenn Wright, equivalent to a maximum of 1 week's rent. Once the holding deposit has been received, Fenn Wright will suspend marketing of the rental property for a period of 15 calendar days subject to referencing commencing promptly. Upon successful references being completed, acceptable and the tenancy being confirmed by Fenn Wright, the holding deposit paid will then contribute towards the first month's rental payment.

Further information

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

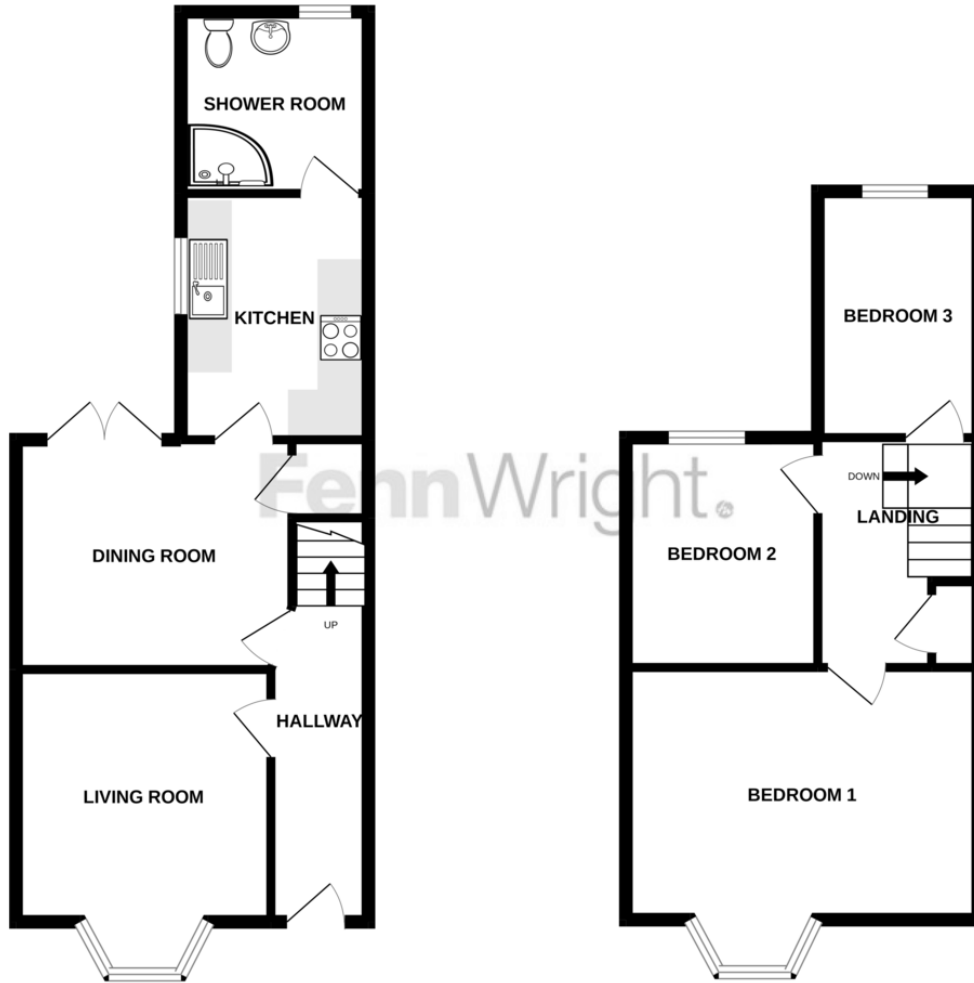
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Viewing

To make an appointment to view this property please call us on 01473 417711.

GROUND FLOOR
477 sq.ft. (44.3 sq.m.) approx.

1ST FLOOR
401 sq.ft. (37.2 sq.m.) approx.



TOTAL FLOOR AREA : 878 sq.ft. (81.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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 and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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To find out more or book a viewing

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