

45 Tudor Court, Christchurch Street, Ipswich, IP4 2DL



1 bedrooms,
Open plan living
and 1 bathroom

Leasehold

Offers in the region of

£55,000

Subject to contract

Over 55's

Some details

General information

Offered for sale with no onward chain is this one bedroom second floor retirement flat, which is available to the over 55's. The property is located on the outskirts of Ipswich town centre and has permit parking available along with communal gardens.

The communal hall has access to the communal lounge and communal laundry room along with a lift to all floors. The apartment has a reception hall with an airing cupboard and doors off. The sitting/dining room has a window to the front and access to the open kitchen which has a range of base and eye-level units, work surfaces, oven and hob along with room for white goods.

The bedroom has a window to the front and the bathroom comprises a suite of bath with shower over, basin and WC.

Sitting/dining room

15' 10" x 13' 7" (4.83m x 4.14m)

Kitchen area

7' 8" x 6' 1" (2.34m x 1.85m)

Bedroom

10' 11" x 10' 6" (3.33m x 3.2m)

Bathroom

7' 1" x 4' 5" (2.16m x 1.35m)

Outside

To the front of the property there is permit parking available as well as a communal garden which is landscaped and has a communal summerhouse.

Location

Tudor Court is to the north of Ipswich within striking distance of the town centre and Christchurch Park. The town centre offers a fantastic array of shopping facilities, coffee houses, bars and restaurants.

Important information

Council Tax Band - A

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

Tenure - Leasehold

EPC rating - D

Our ref - SDG

Lease information

Length of lease - 111 years remaining

Ground rent - £175 per six months

Service charge - £1,596 per annum

These charges are for the previous 12 months and maybe subject to change.

Agents note

Any intending viewers or purchasers are advised of the following: An EWS1 form (External Wall Survey) may be recommended for certain apartment buildings dependant on issues such as the height of the structure, the positioning of balconies and composition of any external cladding. Fenn Wright have not undertaken any such assessment in respect of this particular property and this note has been added to all flats being offered for sale throughout our business as appropriate general guidance. We recommend that potential purchasers seek advice from their solicitor and an independent Chartered Surveyor before committing to a purchase.

Directions

Leave Ipswich town centre in an easterly direction along Crown Street and up onto Woodbridge Road. Remain in the left hand lane and turn left into Tudor Place and proceed under the archway where the parking is on the right hand side and the property is directly in front.

To find out more or book a viewing

01473 232 700

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Consumer Protection Regulations 2008

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