



11 Meadow View | Needham Market | Suffolk | IP6 8RH

Guide Price: £650,000

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11 Meadow View, Needham Market, Suffolk, IP6 8RH

“An impressive four-bedroom detached family home situated in this sought after Needham Market location offering attractively landscaped gardens, off-road parking & double garage.”

Description

A magnificent four bedroom detached executive style family home situated in one of Needham's most sought-after residential areas.

The spacious accommodation comprises: entrance hall, study, cloakroom, kitchen/breakfast room, utility room, inner-lobby, dining room, conservatory, sitting room, first floor galleried landing, four bedrooms, two en-suites and family bathroom.

The property is superbly presented throughout and offers flexible and spacious family living. Further benefits include Doussie wood flooring to the ground floor, gas fired central heating, sealed unit double glazing, fitted wardrobes and the addition of a delightful conservatory allowing full appreciation of the stunning garden.

Outside to the front, a driveway provides off-road parking and access to the double garage. To the rear of the property is an attractively landscaped good size garden, which is mainly laid to lawn with two raised fish ponds, a delightful patio and well-stocked flower and shrub borders.

About the Area

Needham Market is a desirable small town situated in the heart of Mid Suffolk between the towns of Bury St Edmunds and Ipswich. There are a range of everyday amenities and individual shops including butcher, baker, tea shops/cafes, public houses, take-away restaurants, a post office and a Co-op supermarket. There is also a library, community centre, dentist and a good local primary school. Alder Carr Farm offers fresh farm food for sale and a restaurant.

Needham Market also has good transport links with bus and train services into Stowmarket and Ipswich, where there are mainline services to London Liverpool Street Station. A range of events are held throughout the year, including street fairs and raft racing at Needham Lake which is a Conservation Area with a number of countryside walks.

The nearby towns of Stowmarket, Bury St Edmunds and Ipswich provide further amenities, recreational and cultural facilities and a range of individual high street stores.

The accommodation comprises:

Front door with glazed panel to:

Entrance Hall

Stairs to first floor, under stair storage cupboard, wood flooring, radiator, coved ceiling, glazed door to sitting room and doors to:

Study Approx 12'11 x 8' (3.95m x 2.43m)

Window to front elevation, radiator and coved ceiling.

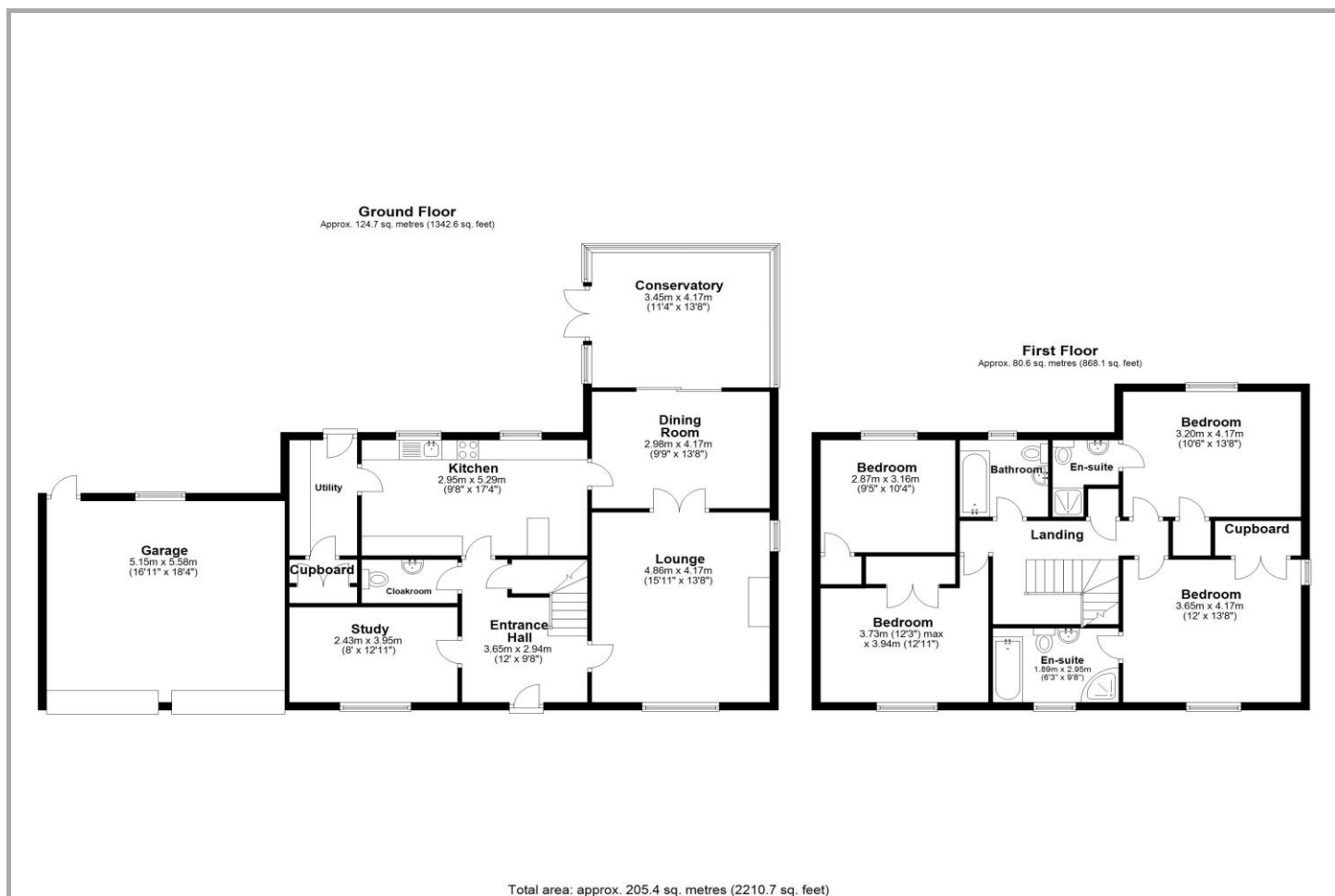
Cloakroom

Comprising low-level flushing w.c, pedestal hand wash basin, tiled splash backs, radiator, coved ceiling, extractor fan and tiled flooring.

Kitchen/Breakfast Room Approx 17'4 x 9'8 (5.29m x 2.95m)

Fitted with one and a half bowl sink unit with mixer tap over, work surfaces with base cupboards and drawers under, matching eye-level units incorporating glazed display units, under-unit lighting, tiled splash backs, integrated Hotpoint dishwasher, built-in eye-level electric double oven, integrated fridge, built-in four ring electric hob with extractor fan





over, breakfast bar, radiator, two windows to rear elevation, tiled flooring, coved ceiling, door to dining room and door to:

Utility Room

Comprising stainless steel sink unit with mixer tap over, work surfaces with base cupboards and drawers under, space for washing machine, space for tumble dryer, tiled splash backs, wall-mounted gas fired boiler, coved ceiling, tiled flooring, extractor fan, radiator, glazed door to rear garden and door to:

Inner-Lobby

Fitted with floor to ceiling storage cupboards, tiled flooring and coat hanging space.

Dining Room Approx 13'8 x 9'9 (4.17m x 2.98m)

Radiator, wood flooring, coved ceiling, central ceiling fan/light, part-glazed double doors to sitting room and sliding patio doors to:

Conservatory Approx 13'8 x 11'4 (4.17m x 3.45m)

Glazed on three sides with French doors to rear patio and tiled flooring.

Sitting Room Approx 15'11 x 13'8 (4.86m x 4.17m)

Window to front elevation, two radiators, wood flooring, wall-lights, decorative feature fireplace with bressumer beam over and coved ceiling.

First Floor Galleried Landing

Radiator, access to loft, coved ceiling, built-in airing cupboard housing the hot water cylinder with slatted shelving and doors to:

Bedroom Approx 12'11 x 12'3 max (3.94m x 3.73m max)

Window to front elevation, radiator, coved ceiling and built-in wardrobe cupboard.

Bedroom Approx 10'4 x 9'5 (3.16m x 2.87m)

Window to rear elevation, radiator, coved ceiling and built-in wardrobe cupboard.

Family Bathroom

Comprising panel bath with mixer tap and separate hand-held shower attachment, low-level flushing w.c, pedestal hand wash basin, radiator, part-tiled walls, coved ceiling, frosted window to rear elevation and extractor fan.

Bedroom Approx 13'8 x 10'6 (4.17m x 3.20m)

Window to rear elevation, radiator, coved ceiling, built-in wardrobe cupboard and door to:

En-Suite Shower Room

Built-in shower cubicle, low-level flushing w.c, pedestal hand wash basin, tiled splash backs, radiator, frosted window to rear elevation, coved ceiling and extractor fan.

Bedroom Approx 13'8 x 12' (4.17m x 3.65m)

Window to front and side elevation, radiator, built-in wardrobes, coved ceiling and door to:

En-Suite Bathroom

Comprising panel bath with mixer tap and separate hand-held shower attachment, low-level flushing w.c, pedestal hand wash basin, shower cubicle, part-tiled walls, extractor fan, radiator, frosted window to front elevation, coved ceiling and wall-mounted light.

Outside

The property stands proudly in its plot with a good size driveway providing off-road parking and access to the double garage. The remainder of the garden is laid to lawn with low hedging and a variety of shrubs and small trees. To the left-hand side of the property is a pedestrian gate allowing access into the rear garden.

The rear garden has been attractively designed by the current owners to create many areas of interest which include brick retaining walls, two fish ponds and a good size patio ideal for entertaining and enjoyment of the outside space. The remainder of the garden is mainly laid to lawn with shaped well-stocked flower and shrub borders, and areas laid to shingle and slate. Also within the garden is a lean-to greenhouse, an outside tap, outside power sockets and outside courtesy lighting.

Garage Approx 18'4 x 16'11 (5.58m x 5.15m)

The double garage is fitted with an up and over door, personnel door to the rear garden, window to rear garden, power and light.

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Energy performance certificate (EPC) – Find an energy certificate – GOV.UK



Energy performance certificate (EPC)

11 Meadow View Needham Market IPSWICH IP6 8RH	Energy rating C	Valid until: 1 February 2033 Certificate number: 8037-0722-3200-0252-3206
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Property type Detached house

Total floor area 161 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

<https://find-energy-certificate.service.gov.uk/energy-certificate/8037-0722-3200-0252-3206?print=true>

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