



Allens Drive | Trimley St Martin | | IP11 0WF

**\*\* LIMITED TIME OFFER- 4 UNITS REMAINING-, Havebury Housing are offering to pay buyers legal fees and gift you with a £500 Curry's voucher if you purchase this home\*\***

Brand new two bedroom, shared ownership property available on the Poppyfields Development with Havebury Housing Partnership. This beautiful semi detached property benefits from a fully fitted modern kitchen, allocated parking for two cars and carpets & flooring throughout. Price based on a 40% share. Shares available from 25% - 75%.

Shared Ownership £117,000

- Brand New
- Shared Ownership
- Two Double Bedrooms
- Semi Detached
- Allocated Parking For Two Cars
- No Staircase Restriction
- Downstairs W/C

## Approximate Room Sizes

### ENTRANCE HALL

**KITCHEN** 10' 0" x 8' 3" (3.05m x 2.53m) A modern kitchen with a range of base and wall units. Roll edge work surfaces with inset single bowl and drainer sink unit. Integrated hob, cooker and extractor. Space for appliances.

**LOUNGE/DINER** 15' 4" x 10' 6" (4.68m x 3.21m)

WC

### FIRST FLOOR LANDING

**BEDROOM 1** 11' 8" x 8' 1" (3.56m x 2.48m)

**BEDROOM 2** 15' 4" x 10' 6" (4.68m x 3.21m)

**BATHROOM** White suite comprising of a close coupled wc, pedestal wash hand basin, panelled bath with shower over. Radiator and complimentary tiling.

**OUTSIDE SPACE** The rear gardens commence with a patio area and the remainder laid to lawn. Timber shed and fence. Parking for two cars.

### AGENTS NOTE

Full Price: £292,500

40% Share: £117,500

60% Rent: £402.19pcm

Service Charge: £32.79pcm

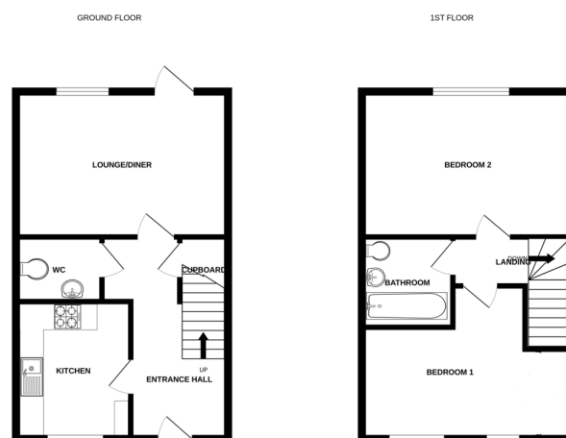
Local Authority – East Suffolk Council

Council Tax Band – TBC

Tenure – Leasehold

Services – Gas central heating

Post Code – IP11 0WF



Whilst every effort has been made to ensure the accuracy of the floorplan, measurements of area, volume, volume and any other data are approximate and no responsibility is taken for any error, omission or mis-statement. The floor plan is for general guidance only and should not be relied upon for any purpose other than to provide a general impression of the property. It is not intended to be used as a contract or as a guarantee of any kind. Please contact the agent for further information. © 2024



## Contact Details

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