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# 4 Needham Market, Stowmarket, Suffolk, IP14 2AW

*“A delightful three bedroom Grade II Listed mid-terraced house with off-road parking & conveniently situated for the town centre & railway station”*

## Description

A charming Grade II Listed three bedroom mid-terraced house conveniently located just a stone's throw from Stowmarket town centre and its wide range of amenities as well as its hugely beneficial rail link to London Liverpool Street.

Notable benefits include off-road parking as well as well-maintained, south-facing courtyard gardens.

## About the Area

Stowmarket is a popular market town located in the heart of Suffolk and offers a good selection of shops, amenities and facilities. There is a mainline rail station in Stowmarket offering a service to London's Liverpool Street Station with an approximate journey time of 80 minutes and ideal access onto the A14 linking to Bury St Edmunds approximately 13 miles and on up to Cambridge and the Midlands. Whilst in the other direction the A14 leads to Ipswich, approximately 14 miles.

## The accommodation in more detail comprises:

Front door to:

### Reception Hall

Stairs rising to the first floor, under stairs cupboard, personnel door to rear opening onto the terrace, exposed timbers, oak flooring and door to:

### Living Room Approx 19'1 x 11'11 (5.82m x 3.64m)

Magnificent light and airy space with double aspect windows to the front and rear, exposed beams and substantial feature inset with wood burning stove on a brick hearth with exposed red brick surround and oak bressumer over, oak flooring and door to:

### Kitchen/Breakfast Room Approx 16'10 x 7'5 (5.13m x 2.26m)

Fitted with a matching range of wall and base units with wooden worktops over and inset with butler sink, drainer and mixer tap. Integrated appliances include Lamona four ring induction hob with extractor over, Lamona oven and grill, fridge/freezer, dishwasher and washer/dryer. Window to rear aspect, spot-lights and bi-fold doors opening to the rear terrace.

### First Floor Landing

With window to rear aspect, doors to storage cupboards with shelving and housing for the fuse board. Doors to:

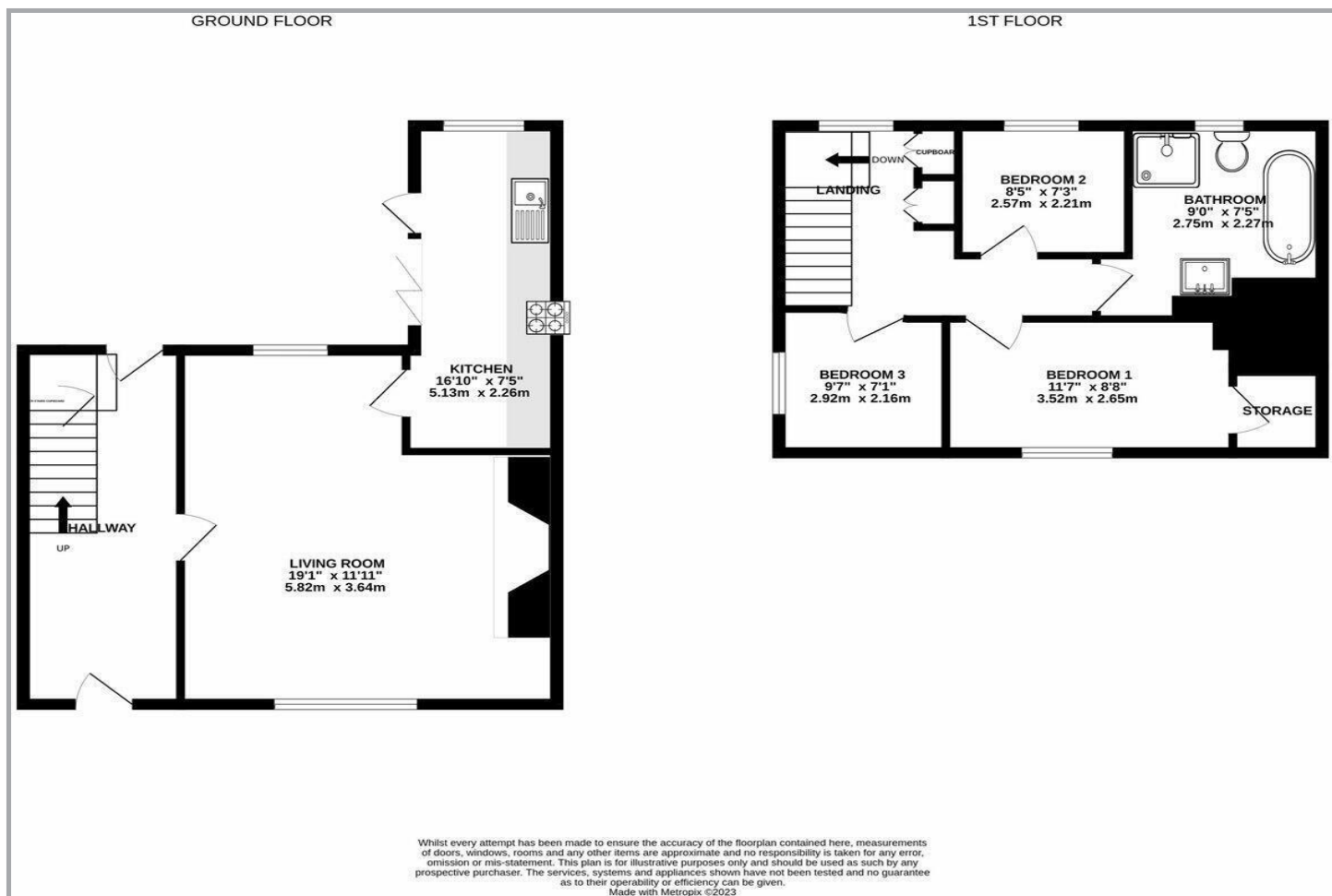
### Master Bedroom Approx 11'7 x 8'8 (3.52m x 2.65m)

Double room with window to front aspect, spotlight and door to walk-in wardrobe with hanging space.

### Bedroom Two Approx 9'7 x 7'1 (2.92m x 2.16m)

Double room with window to side aspect.





### Bedroom Three Approx 8'5 x 7'3 (2.57m x 2.21m)

Currently used as a study, however equally as workable as a bedroom. Wood flooring, exposed beams and window to rear aspect.

### Family Bathroom

Luxuriously appointed white suite comprising w.c, hand wash basin set into a vanity unit with storage under, tiled shower cubicle, panelled bath with shower attachment, frosted window to rear aspect, exposed beams and exposed red brick chimney breast and spotlights.

### Outside

The property is situated in a prominent position and is set back from the road as well as accessed over a private driveway providing off-road parking. To the rear are predominately south-facing and low-maintenance cottage gardens with a terrace abutting the rear of the property and the grounds incorporate a variety of flower and shrub borders. The boundaries are mainly defined by panel fencing and also incorporated within the plot is a timber storage shed.

### Local Authority

Mid Suffolk District Council

### Council Tax Band – B

### Services

Mains water, drainage and electricity. Gas-fired heating.



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