



**Northfield Road
Onehouse, Suffolk**

**DAVID
BURR**

69 Northfield Road, Onehouse, Suffolk, IP14 3HE

Onehouse is set amid countryside yet close to the market town of Stowmarket and combines the benefits of a pleasant village setting with good access to facilities close by. Local amenities include St John the Baptist church, a village inn, café with fishing lakes and community centre which is host to a sports and social club and the youth club. The town of Stowmarket (2 miles) offers a comprehensive range of schooling, shopping, recreational and cultural facilities together with a commuter rail link to London's Liverpool Street Station. The A14 trunk road bypasses the town and provides access to Bury St Edmunds as well as Ipswich and London via the A12. The well-preserved medieval village of Lavenham, the beautiful town of Woodbridge on the River Deben complete with working tide mill together with the East Coast and its extensive nature reserves, vast sandy beaches, stylish coastal towns and rich history are all within easy travelling distance.

A charming semi-detached home on Northfield Road measuring 1371 sq. ft, positioned in the corner of a cul-de-sac in Onehouse. The property features two spacious reception rooms, perfect for both entertaining and relaxing with family. With four well-proportioned bedrooms, there is plenty of space for family and guests alike. Provision for off road parking & a large spacious garage with workshop to the side. To the rear, the property enjoys delightful countryside views.

A generous four-bedroom semi-detached house in a cul-de-sac with countryside views and ample parking.

First Floor

Entrance Porch: Featuring a tiled floor and radiator.

Entrance Hall: Stairs to the first floor, laminate-style flooring, and radiator.

Cloakroom: With a window to the side, low-level WC, pedestal wash hand basin, part-tiled walls, and tiled flooring.

Sitting Room: Overlooking the rear garden, with patio doors leading outside, a feature fireplace.

Dining Room: With window to the front, built-in cupboard, feature brick alcove, laminate-style flooring

Kitchen: Having front and side aspect and a range of wall and base units with worktops, stainless steel sink with drainer, part tiled splashbacks, eye-level electric double oven, gas hob with extractor, integrated dishwasher, space for fridge/freezer, and plumbing for a washing machine.

Landing: A welcoming area having loft access (with loft ladder) which is boarded and has the benefit of power. Airing cupboard housing the boiler.

Bedroom One: A bright and airy room with rear aspect that affords countryside views beyond the garden.

Bedroom Two: A large double bedroom positioned to the front of the property, which has a dual aspect.

Bedroom Three: Having front aspect.

Bedroom Four: Again, with rear aspect and countryside views.

Bathroom: Good sized family bathroom featuring a side window, corner shower cubicle, panelled bath, low-level WC, pedestal wash hand basin, part tiled splashbacks and heated towel rails.

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Outside

The front garden is laid to lawn with mature shrubs and a driveway providing off-road parking, leading to a single garage with electric door, power, light, personnel door, and side window.

The rear garden offers a terrace area adjacent to the property, lawn area and well stocked shrub flowering borders.

SERVICES: Mains water, drainage and electricity are connected. Gas fired central heating. **NOTE:** None of these services have been tested by the agent.

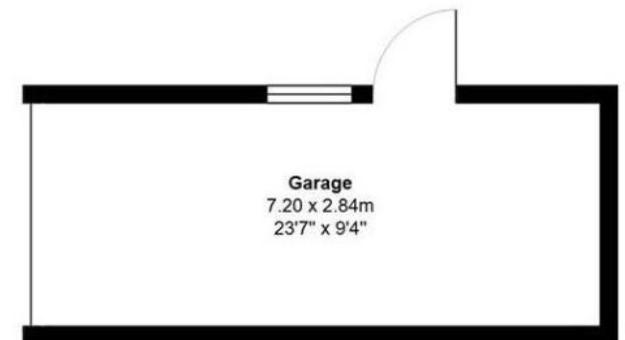
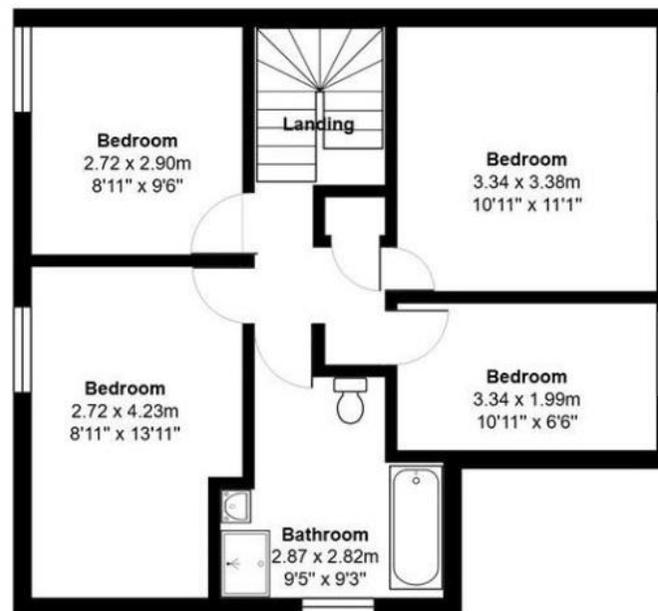
LOCAL AUTHORITY: Mid Suffolk District Council. Band C

EPC Rating: D

BROADBAND AND MOBILE: Please see our website and Ofcom.org.uk for further details

VIEWING: Strictly by prior appointment only through DAVID BURR Woolpit office 01359 245245.

NOTICE: Whilst every effort has been made to ensure the accuracy of these sales details, they are for guidance purposes only and prospective purchasers or lessees are advised to seek their own professional advice as well as to satisfy themselves by inspection or otherwise as to their correctness. No representation or warranty whatever is made in relation to this property by David Burr or its employees nor do such sales details form part of any offer or contract.



Total Area: 127.3 m² ... 1371 ft²

