



Offers In Excess Of £260,000  
18 Holst Mead, Stowmarket, Suffolk, IP14 1TD

Bucks Property Agents are pleased to offer for sale this immaculately presented **THREE BEDROOM DETACHED** property situated on the popular Chilton Hall development. The property itself boasts **SEALED UNIT DOUBLE GLAZING, GAS RADIATOR CENTRAL HEATING, KITCHEN/DINING ROOM, THREE GOOD SIZED BEDROOMS, SINGLE GARAGE and OFF ROAD PARKING.**

Stowmarket itself has many amenities including businesses, shops, post office, cinema and public houses and also has main line rail to London Liverpool Street.

The agents recommend an internal inspection at the earliest opportunity to appreciate the accommodation on offer.

**The accommodation on offer is as follows:**

**HALLWAY:**

With radiator and laminate style flooring.

**WC:**

With window to the side, low level WC, pedestal sink, radiator and tiled splash backs, plumbing for washing machine and small utility area, laminate style flooring.

**KITCHEN/DINING ROOM:**

With range of high & low level units, butler sink, plumbing for dishwasher, tiled flooring, radiator, space for range cooker, extractor hood and fan, wall hung boiler and wooden style work surfaces, dual fuel burner and patio doors to the rear and archway to

**SITTING ROOM:**

With window to the front, radiator, laminate style flooring, under stairs cupboard, TV point, mock brick fireplace with gas fire inset, stairs leading to

**FIRST FLOOR LANDING:**

With radiator and window to the side, loft access, airing cupboard housing hot water cylinder.

**BEDROOM 1:**

With window to the rear and radiator.

**BEDROOM 2:**

With window to the front and radiator.

**BEDROOM 3:**

With window to the front, radiator and fitted wardrobe.

**BATHROOM:**

With bath with shower over, low level WC, pedestal sink, tiled flooring, extensively tiled walls, window to the side and radiator.

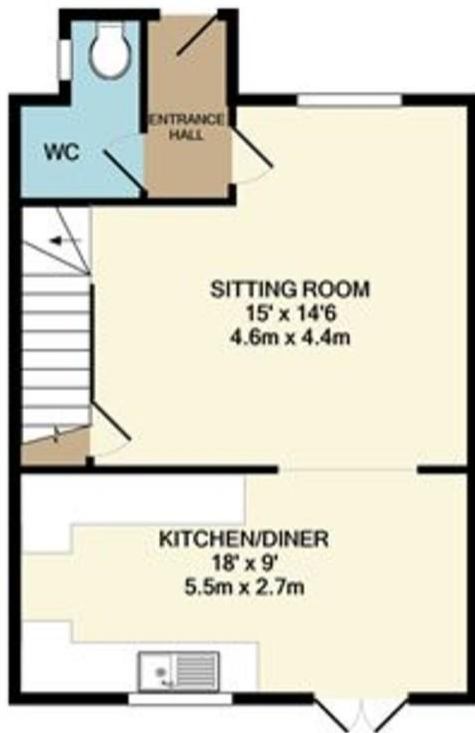
**OUTSIDE:**

To the front of the property is lawn, patio area, and pathway leading to front door. There are double gates providing access and driveway providing parking for one vehicle. This leads to a single garage with up & over door and power & light connected. A side gate leads to the rear garden which comprises decking area, side shrub borders, trees, steps leading to a pathway with lawns either side. There is a shed and the garden is surrounded by fencing.

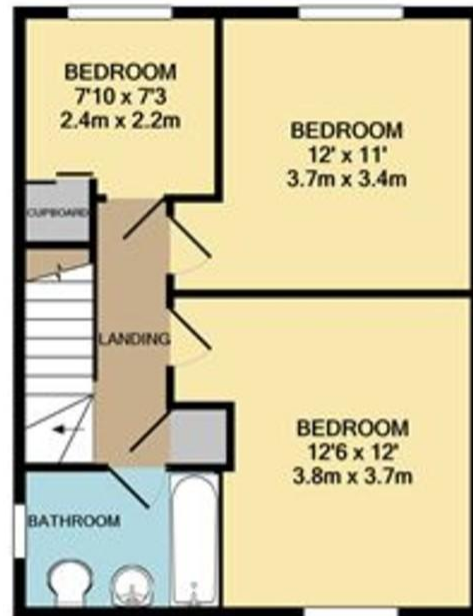
## **DIRECTIONS**

Head east on Tavern St/B1115 towards Bury St. Continue to follow B1115. Turn left onto Gipping Way/A1308. Go through 1 roundabout. At the roundabout, take the 1st exit onto Bury Rd. Turn left onto Chilton Way. Turn left onto Britten Ave. Turn right onto Holst Mead. The property is marked by a Bucks For Sale board.

## FLOORPLANS



GROUND FLOOR  
APPROX. FLOOR  
AREA 444 SQ.FT.  
(41.3 SQ.M.)



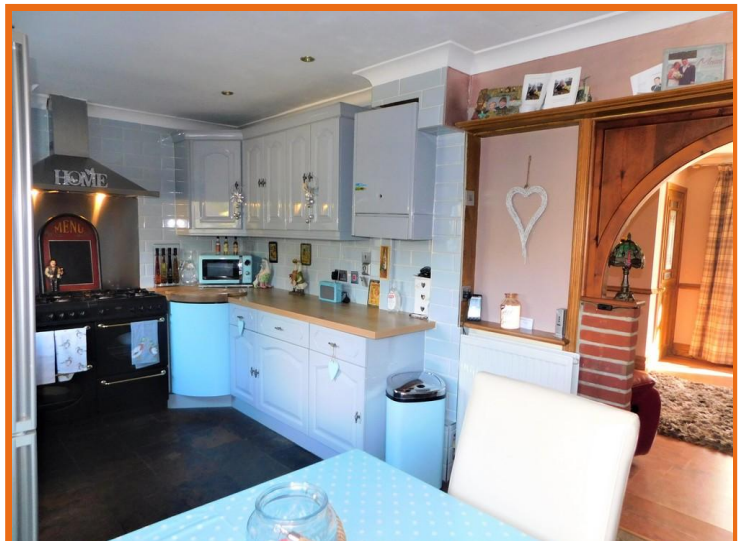
1ST FLOOR  
APPROX. FLOOR  
AREA 422 SQ.FT.  
(39.2 SQ.M.)

TOTAL APPROX. FLOOR AREA 866 SQ.FT. (80.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2020

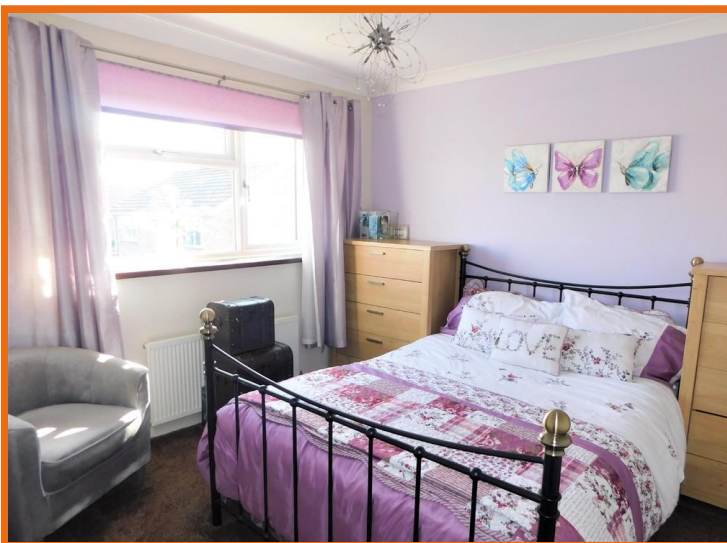


# PHOTOGRAPHS



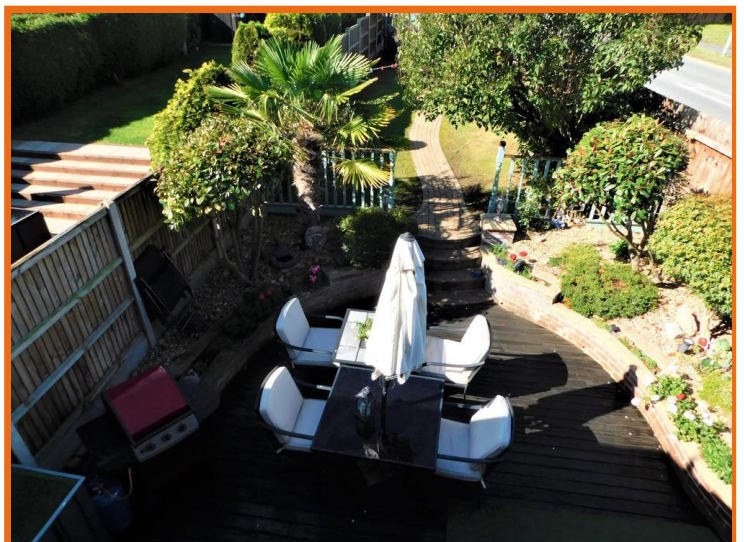
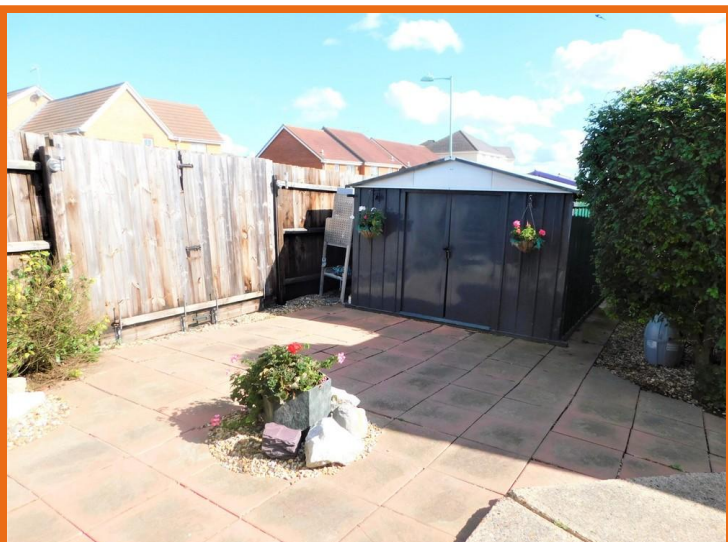
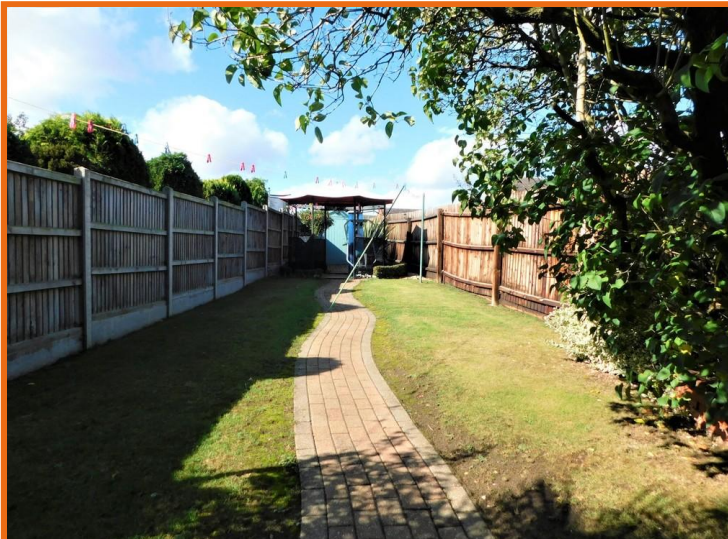


# PHOTOGRAPHS

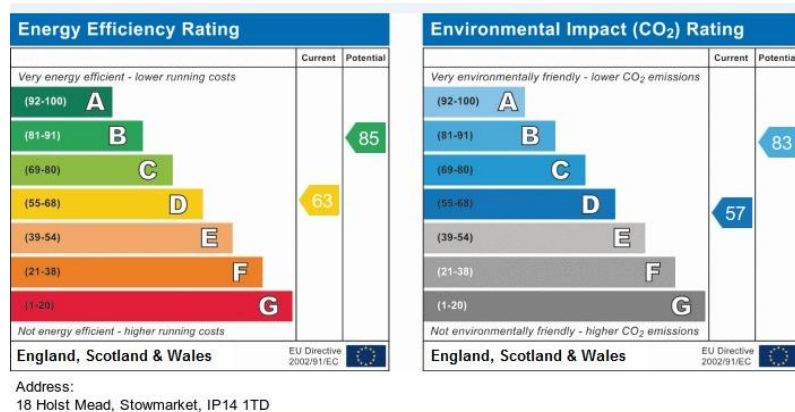




# PHOTOGRAPHS







## PROPERTY NOTES



**Bucks Property Agents Ltd**  
**5 Market Place, Stowmarket, Suffolk. IP14 1DT**  
**Email: [info@buckspropertyagents.com](mailto:info@buckspropertyagents.com)**  
**Web: [buckspropertyagents.com](http://buckspropertyagents.com)**  
**Tel 01449 614700**