

60 Chilton Road, Ipswich, IP3 8NZ



3 bedrooms,
Sitting room, study
Kitchen/dining room
Parking

Freehold
Guide Price
£340,000
Subject to contract
**South-facing rear
garden**



Some details

General information

This three bedroom semi-detached house is situated on the eastern outskirts of Ipswich within close proximity to Ipswich Hospital, within the Copleston School area and providing easy access to the A12/A14 and local amenities.

The property has been extended to provide an open-plan contemporary kitchen/dining room overlooking the south facing garden with a separate sitting room and study. It also has gas central heating, double glazing, parking for numerous cars and garden.

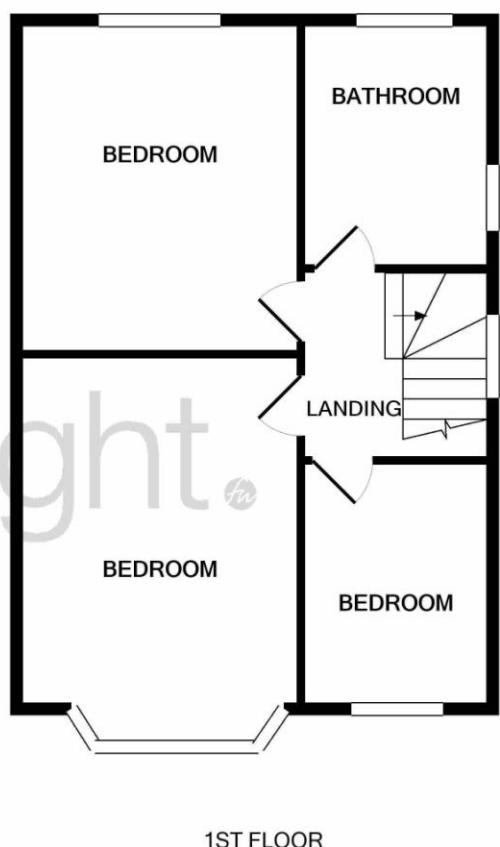
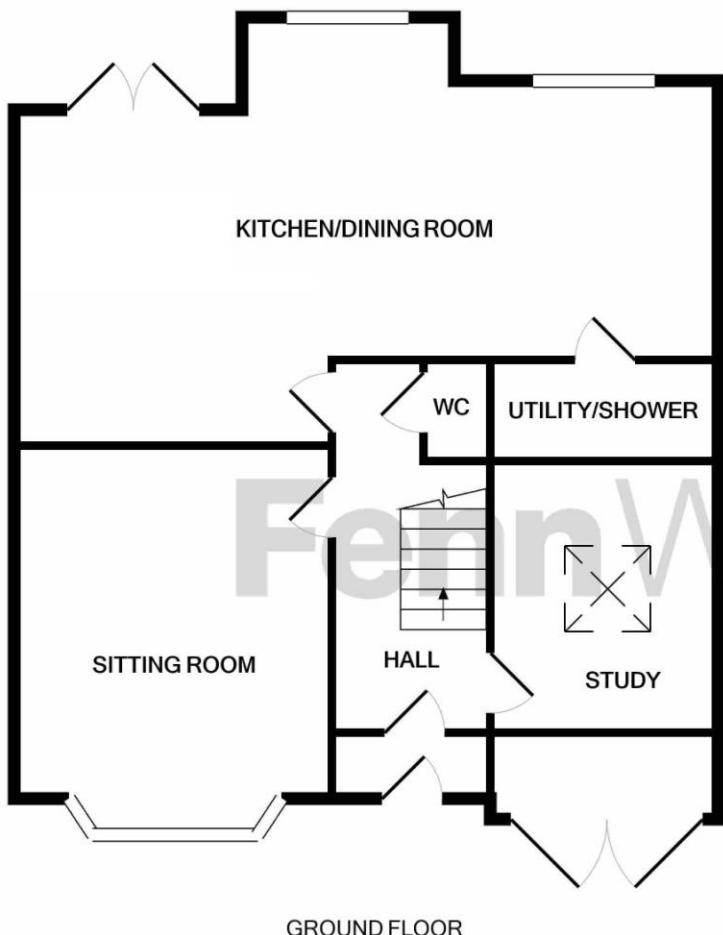
The entrance porch has door into the reception hall which has Karndean flooring which flows into the kitchen/dining room and doors off. To the right is a study which also has Karndean flooring and electric skylight. Opposite is the sitting room which has a bay window to the front with plantation shutters. Also off the hall is a cloakroom with WC and basin.

To the rear of the property, spanning its width, is an open-plan kitchen/dining room with double doors and windows overlooking the rear garden. There are a range of grey base and eye-level units, work surfaces, integrated double oven and hob and space for a dishwasher and an American-style fridge/freezer. A door leads into a utility/shower room with space for a washing machine and tumble dryer and a shower.

The landing has doors off to three bedrooms, two of which are doubles, with the main bedroom having a bay window to the front with plantation shutters and the family bathroom has a white suite of bath, WC, basin and shower.



Situated on the sought-after eastern outskirts of Ipswich within the Copleston School area is this extended three bedroom semi-detached family home.



**Entrance porch**

6' 2" x 2' 7" (1.88m x 0.79m)

Reception hall

14' 3" x 6' 11" (4.34m x 2.11m)

Cloakroom

4' x 2' 6" (1.22m x 0.76m)

Study

10' 3" x 8' 8" (3.12m x 2.64m)

Sitting room

14' 5" x 12' 1" (4.39m x 3.68m)

Kitchen/dining room

28' 2" x 12' 10" (8.59m x 3.91m)

Utility/shower

8' 7" x 2' 9" (2.62m x 0.84m)

Landing

7' 10" x 6' 7" (2.39m x 2.01m)

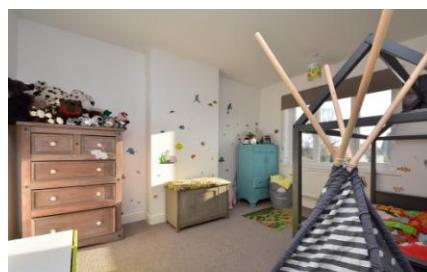
Bedroom one

15' 2" x 10' 8" (4.62m x 3.25m)



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Bedroom two

13' 1" x 10' 2" (3.99m x 3.1m)

Bedroom three

9' 6" x 7' 5" (2.9m x 2.26m)

Bathroom

9' 6" x 7' 9" (2.9m x 2.36m)

The outside

The front of the property has been laid to shingle to provide parking for up to three cars. The garage has been mainly converted into the playroom but there is space to the front for storing bikes and tools, with double doors to the front.

To the rear of the property there is a south facing garden with patio area with wooden pergola, shingled seating area and the remainder of the garden is laid to lawn and enclosed by wooden fencing.

Where?

Chilton Road is situated on the eastern outskirts of Ipswich within close proximity to Ipswich Hospital and local amenities including John Lewis, Waitrose and Sainsburys. It also offers excellent links to the A12/A14 and Ipswich town centre is within easy reach with an abundance of shopping facilities, coffee houses, bars and restaurants.

Important information

Council Tax Band - C

Services - We understand that mains water, drainage, gas and electricity are connected to the property.

Tenure - Freehold

EPC rating - D



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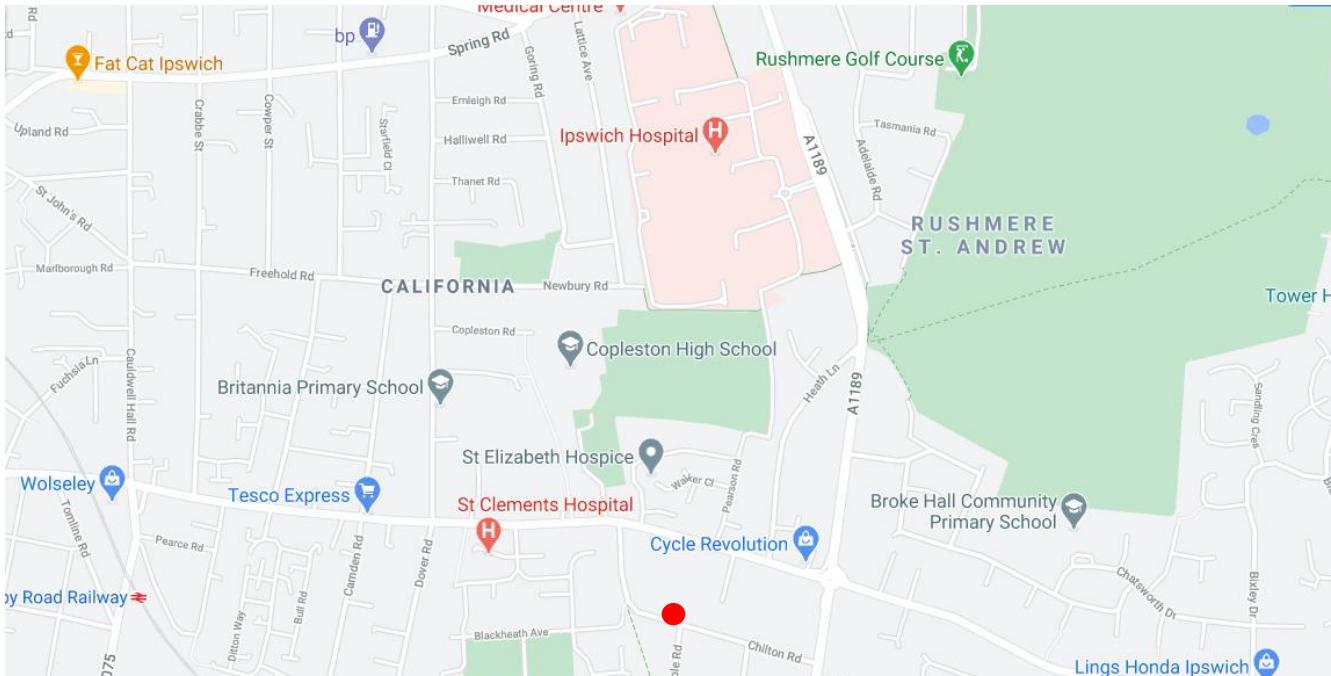
Further information

If you would like more information on this property and its surrounding location (schools, transport etc) please get in touch.

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Viewing

To make an appointment to view this property please call us on 01473 232 700.



Directions

Head out of town in an easterly direction along Foxhall Road, continue over the traffic lights with Derby Road on the right and proceed for some distance. Pass the turning for the Ribbans Park Development and take the next turning on the right into Chilton Road, follow the road around to the left where the property will be found on the right hand side.

To find out more or book a viewing

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Particulars for 60 Chilton Road, Ipswich, IP3 8NZ

