

Summary

**** CASH BUYERS ONLY - NON STANDARD CONSTRUCTION **** Renovation project in the heart of Stanningfield. A good size 3 bedroom semi detached property offering 2 reception rooms, utility area off the kitchen, ground floor W/C, first floor bathroom and large gardens with garage.

Description

Approximate Room Sizes

ENTRANCE HALL Stairs ascending, under stairs cupboard

DINING ROOM 10' 11" x 9' 5" (3.33m x 2.87m)
Double glazed door and windows to rear elevation

LIVING ROOM 10' 11" x 12' 7" (3.33m x 3.84m)
Double glazed bay window to rear elevation, Open fireplace (not tested) and surround, built in cupboards

KITCHEN 11' 8" x 6' 11" (3.56m x 2.11m)
Double glazed window to front elevation, door leading to

UTILITY ROOM 15' 3" x 9' 2" (4.65m x 2.79m)
Double glazed windows to front and rear elevation, double glazed door to side elevation, built-in cupboard

CLOAKROOM W/C and sink

LANDING Double glazed window to front elevation

BEDROOM ONE 13' 4" x 11' 0" (4.06m x 3.35m)
Double glazed window to rear elevation, built-in cupboard

BEDROOM TWO 11' 0" x 9' 1" (3.35m x 2.77m)
Double glazed window to rear elevation, built-in cupboards

BEDROOM THREE 10' 11" x 7' 1" (3.33m x 2.16m)
Double glazed window to front elevation, built in cupboard

BATHROOM Double glazed opaque window to front elevation, low-level W/C, pedestal wash hand basin, bath

OUTSIDE To the front is shingled garden with paving leading to property. Driveway to side leading to detached garage, large garden which appears to be mainly laid to lawn with fences to boundaries.

AGENTS NOTE There is an overage clause attached to this property totalling 30% of the enhanced value of the property once planning permission has been granted authorising development of the property with more than one residential dwelling, or the use of the property for more than one residential dwelling. We advise any prospective buyers speak to their appointed solicitor to seek clarification.

There is a service charge of approx. £168 per annum for grounds maintenance and communal electricity in Norse Avenue.

Additional Information

Local Authority – West Suffolk Council

Council Tax Band – B

Tenure – Freehold

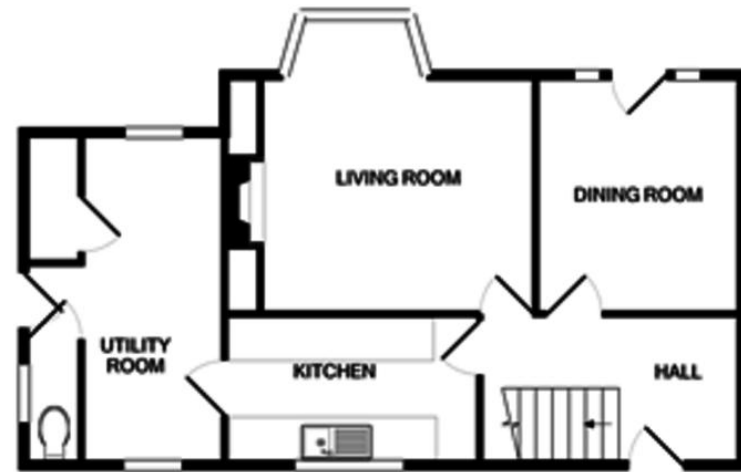
Post Code – IP29 4RN

Viewings by appointment

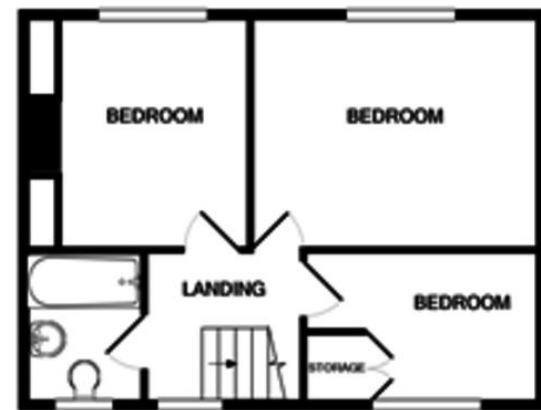
Bychoice Estate Agents

Tel: 01284 769598





GROUND FLOOR



1ST FLOOR



If you would like to speak to one of our mortgage advisors call now – 01284 769598
Your home may be repossessed if you do not keep up repayments on your mortgage.



Contact Details
6 The Traverse, Bury St Edmunds, IP33 1BJ
Tel: 01284 769598
Email: burystedmunds@bychoice.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Norse Avenue | Stanningfield | IP29 4RN

**** CASH BUYERS ONLY - NON STANDARD CONSTRUCTION ****

Renovation project in the heart of Stanningfield. A good size 3 bedroom semi detached property offering 2 reception rooms, utility area off the kitchen, ground floor W/C, first floor bathroom and large gardens with garage.

Asking Price Of £150,000

- CASH BUYERS ONLY
- Renovation Project - Non Standard Construction
- 3 Bedrooms
- Village Location
- Good Size Garden
- Garage