



Marigold Drive

Red Lodge, IP28

Price £190,000

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Description

This well presented two bedroom home is conveniently situated in the popular village of Red Lodge and offers EXCELLENT TRANSPORT LINKS to Newmarket, Cambridge and Bury St Edmunds. The property would be ideal for (but is not limited to) FIRST TIME BUYERS, COMMUTING PROFESSIONALS or INVESTMENT.

Downstairs the house enjoys a welcoming entrance porch offering ample space to remove coats and shoes. There is a fully fitted CONTEMPORARY KITCHEN which has been recently replaced and includes a range of wall and base level units, stainless steel sink and drainer, INTEGRATED fridge/freezer, slimline dishwasher and cooker with electric hob and an extractor hood fitted over. There is also space for a washing machine as well as a useful space beneath the stairs for a tumble drier. and storage. The downstairs accommodation is concluded by a lounge/ dining room with French doors overlooking the rear garden and attractive wood flooring which continues throughout the house. It is also worth noting that the downstairs benefits from UNDERFLOOR HEATING whilst the property is served by modern electric wall heaters.

Upstairs there are two bedrooms which includes a generous sized master bedroom with a loft access hatch to the ceiling, in addition to a second bedroom which offers a built in cupboard and an airing cupboard housing the hot water cylinder. To conclude, there is a family bathroom which comprises W.C, wash hand basin and a bath with shower over.

Outside the house includes a fully enclosed rear garden which is predominantly laid to lawn with a patio for seating/ entertaining as well as a path leading to the garage at the rear of the house. There is a useful storage shed and a personal door which opens into the garage too. The property also benefits from a parking space immediately in front of the garage.

Measurements

Entrance Porch - 6'1" x 2'8"

Kitchen - 9'6" x 12'2" max (6'2" min)

Lounge - 14'3" x 12'1"

Bedroom - 12'3" x 9'9"

Bedroom - 9'2" x 8'00"

Family Bathroom - 6'3" x 5'11"

Agents Note

Council Tax Band - West Suffolk, B.

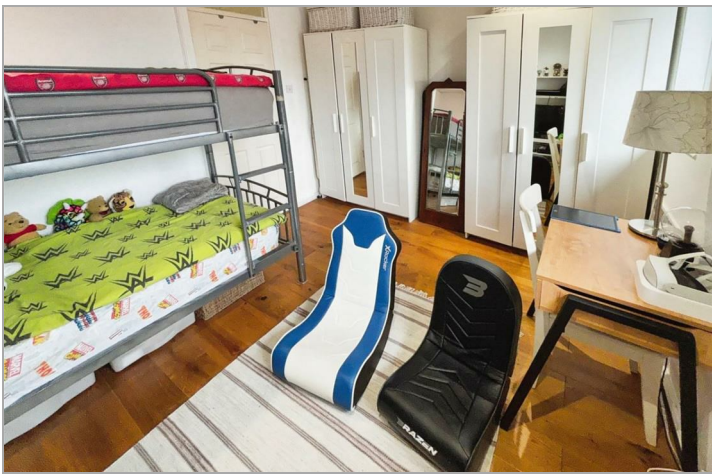
Molyneux Estate Agents has not tested any fixtures and fittings, services or appliances in this property and cannot guarantee that they are in working order.

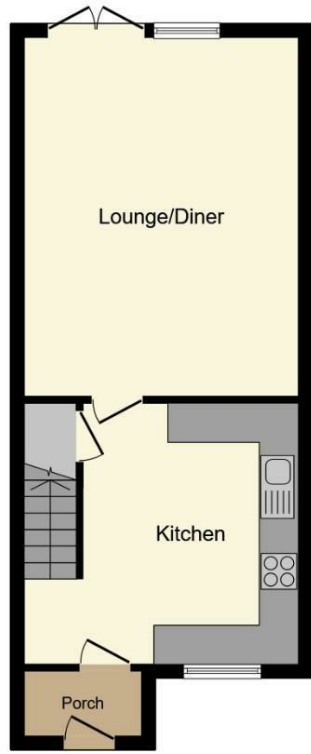
Whilst we intend to make our particulars as accurate as possible, measurements and statements are provided as a general guidance, they are not factual and should not be relied upon. Before ordering any carpets or built in furniture please contact the agent to verify any specific measurements. Floor plans are not to scale. They are provided for indication purposes and their accuracy should not be relied upon.

Items shown in photographs are not included unless they are detailed within the sales particulars. They may be available by separate negotiation. Please contact the agent with regards to this.

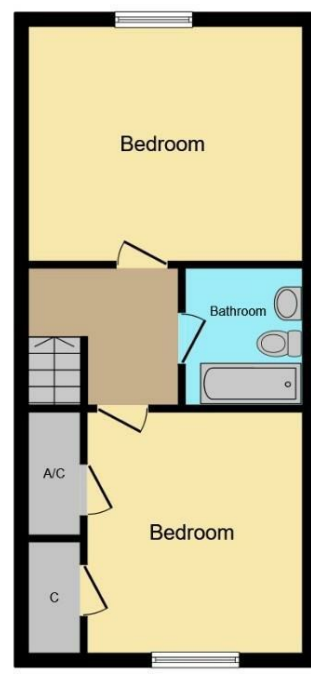
The Buyer is advised to obtain verification of the tenure from their Solicitor. The agent has not reviewed the title documents for this property.

Tel: 01842 818282





Ground Floor

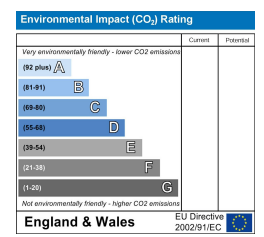
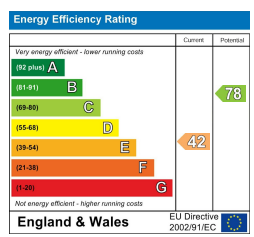


First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Viewing

Please contact our Brandon Office on 01842 818282 if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.