



Woodlands Rise

, IP27

Price £200,000

 3  1  1  D



Woodlands Rise

, Brandon, IP27

Price £200,000



Description

Offered to the market with no onward chain is this detached bungalow found in the market town of Brandon. The property boasts sealed unit UPVC windows throughout, as well as a gas fired central heating system.

The internal accommodation requires renovation, with the lounge found to the front of the home, and a front window offering pleasant views over the green space in front. The kitchen includes a range of fitted wall base units with worktop over, as well as a breakfast bar and space for the usual appliances. The kitchen has both a window and door to the side.

There are three bedrooms, the largest two have windows looking out to the rear garden, whilst the third bedroom has a window to the front aspect. The family bathroom and adjoining W.C complete the accommodation, the bathroom comprises a bath with shower attached over and wash hand basin, whilst both the bathroom and W.C have frost windows to the side aspect.

Externally the bungalow enjoys gardens to the front and rear. The front garden is laid to shingle, with a concrete walkway leading to the front door. The rear garden is also laid to shingle for ease of maintenance, and includes a timber shed in addition to the brick built garage. The garage is accessed at the rear of the home, and has a metal up and over front door, plus personal door opening in to the garden.

An internal viewing is now available and comes highly recommended. Contact Molyneux Estate Agents to arrange.

Measurements

Entrance Hall

Lounge - 16' 11" x 11' 1"

Kitchen- 11' 11" x 8' 1" max

Bedroom 1 - 11' 10" x 9' 11"

Bedroom 2 - 11' 11" x 8' 8"

Bedroom 3 - 10' 6" x 8' 7"

Bathroom - 8' 6" max x 5' 4" max

Separate W.C

Council Tax Band - 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.

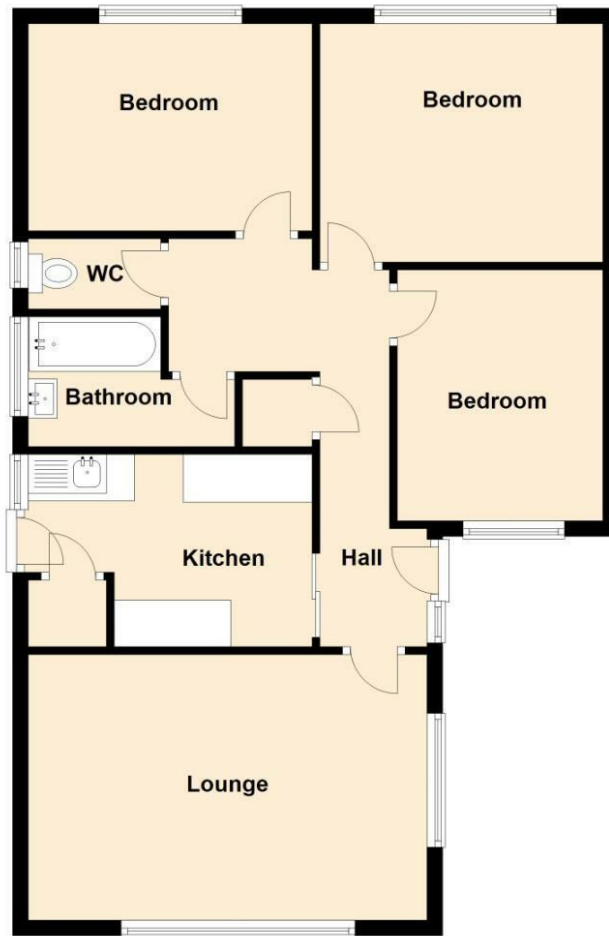
The Buyer is advised to obtain verification of the tenure from their Solicitor. The agent has not reviewed the title documents for this property.

Tel: 01842 818282



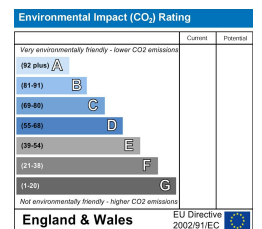
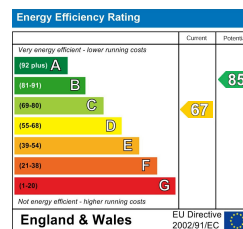


Ground Floor



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.

49A HIGH STREET, BRANDON, SUFFOLK, IP27 0AQ

TEL: 01842 818282 EMAIL: INFO@MOLYNEUXESTATEAGENTS.CO.UK WWW.MOLYNEUXESTATEAGENTS.CO.UK