

4 bedroom detached house for sale, High Row Field, Felixstowe IP11 (4600 GBP)



Location **East of England, Suffolk**
<https://www.freeadsz.co.uk/x-164114-z>

In addition to the four bedrooms further accommodation consists of entrance hallway, lounge, dining room, fitted kitchen / breakfast room, utility room, cloakroom, first floor bathroom and en-suite shower room. Heating is supplied in the form of gas fired central heating to radiators. Externally to the rear of the property is a beautifully landscaped good size Victorian style garden featuring boxed hedging, a pond and flower beds. Double glazed entrance door leading to:- ENTRANCE HALL 10' x 9' 6" (3.05m x 2.9m) Kardean flooring, radiator, staircase leading to the first floor landing, doors leading to:- CLOAKROOM Comprising low level W.C., wash hand basin, radiator, Kardean flooring, window to the front aspect. LOUNGE 15' 3" x 12' 6" (4.65m x 3.81m) Flame effect gas fire, recessed spotlights, two radiators, window to the side aspect, double glazed door with adjacent glazed panels leading onto rear garden. DINING ROOM 9' 6" x 9' 1" (2.9m x 2.77m) Radiator, window to the front aspect. KITCHEN / BREAKFAST ROOM 15' 2" plus recess x 12' 4" (4.62m x 3.76m) Fitted and comprising a single drainer one and half bowl sink unit with cupboards under, a range of fitted drawers, cupboards, units and work surfaces, built-in four ring hob and double oven. Plumbing for dishwasher, fitted extractor hood, Kardean flooring, under stairs storage cupboard, radiator, recessed spotlights, window to rear aspect, door leading to:- UTILITY ROOM 7' 6" x 5' 4" (2.29m x 1.63m) Plumbing for automatic washing machine, boiler serving hot water supply and central heating. Kardean flooring, double glazed door leading to outside. FIRST FLOOR LANDING Access to loft space, built-in storage / airing cupboard, doors leading to:- BEDROOM 1 16' 1" max reducing to 14' 4" x 10' 5" (4.9m x 3.18m) Built-in double wardrobe, also built-in over stairs storage cupboard, radiator, two windows to the front aspect, door leading to:- EN-SUITE SHOWER ROOM Fitted and comprising shower cubicle with shower inset, low level W.C., wash hand basin, radiator, shaver socket, window to the side aspect. BEDROOM 2 11' 7" x 8' 9" (3.53m x 2.67m) Built-in double wardrobe, radiator, window to the front aspect. BEDROOM 3 9' 6" x 9' 2" (2.9m x 2.79m) Radiator, built-in double wardrobe, window to the rear aspect. BEDROOM 4 9' 3" max x 8' 1" max (2.82m x 2.46m) Built-in double wardrobe, radiator, window to the rear aspect. BATHROOM 7' 3" x 6' 2" (2.21m x 1.88m) Fitted and comprising panelled bath with mixer taps and shower attachment. Low level W.C., wash hand basin, radiator, window to the rear aspect. FRONT GARDEN The property stand recessed from High Row Field and has a driveway enabling off street parking for two to three vehicles leading to double garage with individual up and over doors. The garden is enclosed by Victorian style railings, is also partly lawned and has boxed hedging. REAR GARDEN To the rear of the property is an exceptionally pleasant landscaped Victorian style garden featuring a vast array of flowers and shrubs, also blocked paved terraces, pergolas and to the rear aspect a lawned area. The garden is enclosed by fencing and is bordered to the rear aspect by mature trees. COUNCIL TAX BAND Band ' E ';



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