

BUCKS

PROPERTY AGENTS



1 Old School Court Violet Hill Road, Stowmarket, IP14 1NB

Price £95,000

- One Bedroom
- Over 60` s
- Telephone Entry System
- Electric Storage Heaters
- Vacant Possession
- Ground Floor Apartment
- Shower Room
- UPVC Windows
- Small Garden Area
- No Upward Chain

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Welcome to this charming ground floor apartment located in the desirable Old School Mews on Violet Hill Road, Stowmarket. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for Over 60's. Upon entering, you will find a welcoming reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The well-appointed bedroom offers a peaceful retreat, while the modern shower room adds to the practicality of the home. One of the standout features of this property is the direct access from the sitting room to a small garden area, providing a lovely outdoor space to enjoy fresh air and sunshine. The property is equipped with a telephone entry system, ensuring added security and ease of access. With electric storage heaters throughout, you can enjoy a comfortable living environment all year round. The property is offered with vacant possession and no upward chain, allowing for a smooth and hassle-free transition for the new owner.

Situated in a quiet yet accessible location, this home within Stowmarket offering something for everyone from local, individual and traditional shops, cafes, restaurants, leisure centre, cinema, medical facilities, schools, railway station with main lines to London, Norwich, Bury St Edmunds, Cambridge and Ipswich, making it a convenient base for daily life. Do not miss the opportunity to make this lovely house your new home.



Council Tax Band: C



Entrance hall

With telephone entry system and shelved built-in cupboard housing hot water tank.

Sitting Room

With bay window to front and door leading to outside, TV point, wooden fireplace with marble surround and electric heater.

Kitchen

With a range of high and low units, stainless steel sink and drainer, extensively tiled walls, electric hob with extractor hood and fan, space for fridge freezer and non slip floor.

Bedroom One

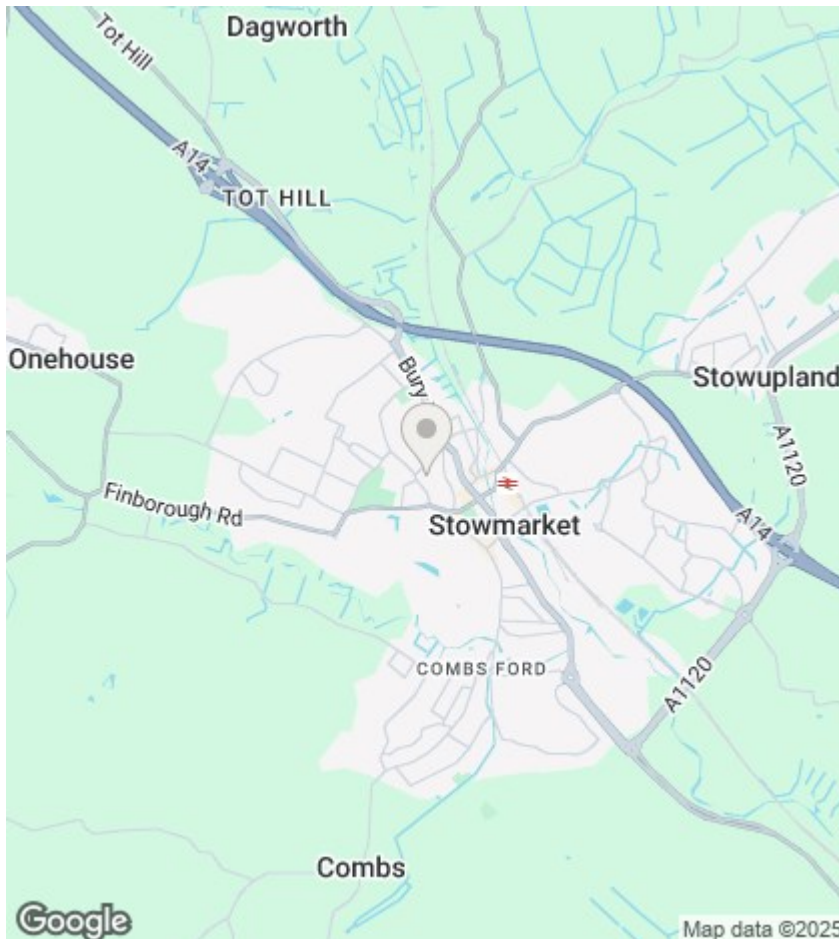
With window to front, built-in wardrobe with glass doors and panel heater.

Shower Room

With walk-in shower, low level W/C, basin in vanity unit, fully tiled walls, non slip floor and electric heater on the wall.

Outside

To the front of the property is an communal entrance with telephone entry system leading to the communal hall and additionally a small garden area leading from the sitting room.



Directions

Market Place, Stowmarket IP14 1DT, UK Head north on Market Pl towards Tavern St/B1115 Turn right at the 1st cross street onto Station Rd W/B1115 Turn left onto Gipping Way/A1308 Go through 1 roundabout Turn left onto Fairfield Hill Turn left onto Violet Hill Rd Turn left onto Old School Mews Destination will be on the left Arrive: Stowmarket IP14 1ND, UK

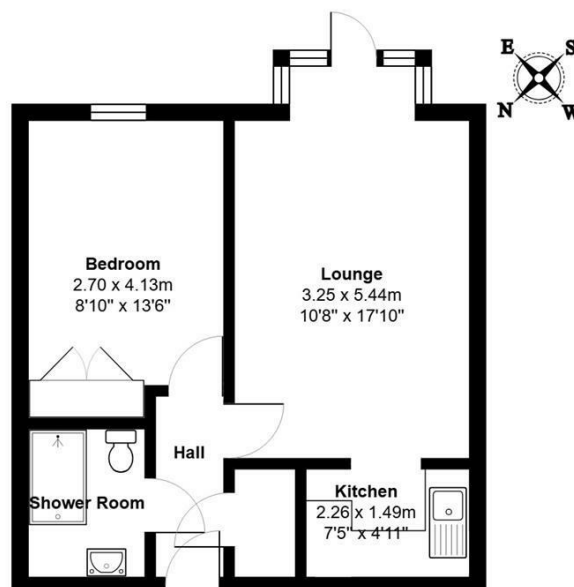
Viewings

Viewings by arrangement only.
Call 01449614700 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	83
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Total Area: 40.1 m² ... 431 ft²