



25 Church Walk, Stowmarket, IP14 1ET

Price £225,000

- Two Bedrooms
- Grade Two Listed
- Gas Radiator Central Heating
- Views Over Church To Front
- No Upward Chain
- End Of Terrace House
- Kitchen/Diner
- Off Road Parking For One Vehicle
- Town Centre Location

25 Church Walk, Stowmarket IP14 1ET

Located in the charming cul-de-sac of Church Walk, Stowmarket, this delightful end-terrace house presents an excellent opportunity for both first-time buyers and those seeking a tranquil retreat. The property boasts two well-proportioned bedrooms, making it ideal for small families or couples. The inviting reception room offers a warm and welcoming space for relaxation and entertaining. The heart of the home is the spacious kitchen/diner, which provides a perfect setting for family meals and gatherings with friends. The kitchen is designed to be both functional and stylish, ensuring that cooking and dining experiences are enjoyable. One of the standout features of this property is the lovely views over the church at the front, adding a touch of character and charm to the home. Additionally, the property benefits from off-road parking for one vehicle, providing convenience and ease for residents. With no upward chain, this home is ready for you to move in without delay. The peaceful location enhances the appeal, offering a serene environment while still being within easy reach of local amenities and transport links.

This end-terrace house on Church Walk is a wonderful opportunity to secure a comfortable and inviting home in a desirable area 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. Do not miss the chance to make this property your own.



Council Tax Band: B



Entrance Hall

With sash window to side, door leading to outside, stairs leading to first floor, understairs storage and radiator.

Sitting Room

With sash windows to front and side, TV point and radiator.

Kitchen/Diner

With sash window to side, range of Redmond Oak wood high and low units, stainless steel sink and drainer, tiled splashbacks, space for cooker, space for fridge freezer, space for tumble dryer, plumbing for washing machine, built-in cupboard, boiler on the wall, vinyl tiled floor, stable doors to outside and radiator.

First Floor Landing

With window to side, shelved airing cupboard housing hot water tank and built-in high level cupboard.

Bedroom One

With windows to front and side and radiator.

Bedroom Two

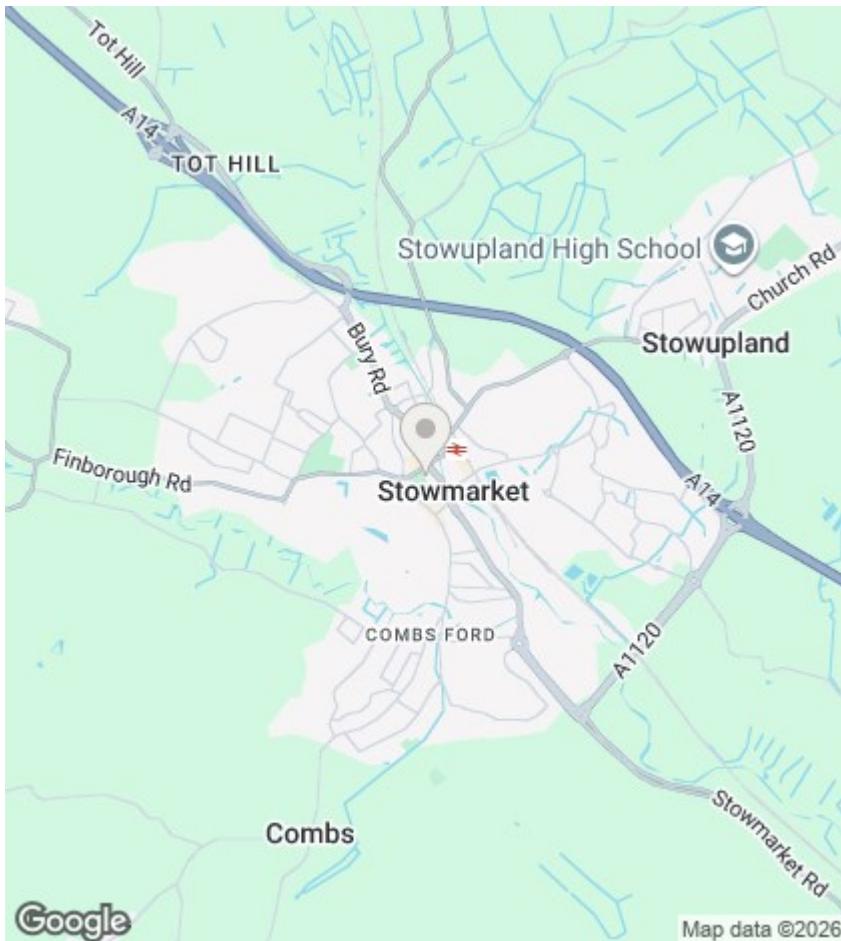
With windows to rear and side and radiator.

Bathroom

With Velux window, bath, low level W/C, pedestal basin, vinyl floor and radiator.

Outside

To the side of the property is a block paved driveway providing off road parking for one vehicle. To the rear of the property with access through a double side gate leading to a rear garden comprising of paving stones, grass, shrubs, shed, brick built shed with power and light connected and for privacy and seclusion is hedged and walled all around.



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 right onto Church Walk Destination will be on the right
 Arrive: Church Walk, Stowmarket IP14 1ET, UK

Viewings

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

EPC Rating:

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