

BUCKS

PROPERTY AGENTS



17 Denny Avenue, Haughley, Stowmarket, IP14 3PG

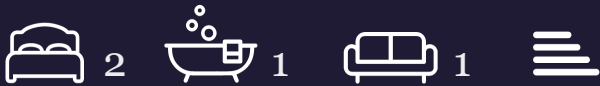
Offers Over £200,000

- Two Bedrooms
- Kitchen/Diner
- Gas Radiator Central Heating
- In Need Of Modernisation
- Vacant Possession And No Upward Chain
- Semi-Detached House
- UPVC Windows
- Combi Boiler
- Views Over Fields To Rear
- Village Location

17 Denny Avenue, Stowmarket IP14 3PG

Situated in the charming village of Haughley, Stowmarket, this semi-detached house on Denny Avenue presents a wonderful opportunity for those looking to create their dream home. With two spacious bedrooms, this property offers ample room for a small family or a couple seeking a peaceful retreat. While the house is in need of modernisation, it boasts significant potential for transformation. The presence of cavity wall insulation and a modern combi boiler ensures that the property is energy efficient, providing a solid foundation for any renovations you may wish to undertake. One of the standout features of this home is the delightful views over the fields at the rear, offering a serene backdrop that enhances the tranquil village atmosphere. Imagine enjoying your morning coffee while taking in the picturesque scenery, a perfect way to start your day. The village location adds to the appeal, providing a sense of community. This property is ideal for those who appreciate the charm of rural living, yet desire easy access to the conveniences of town life. This house offers vacant possession with no upward chain, providing you with the flexibility to move in hassle free.

In summary, this semi-detached house on Denny Avenue is a blank canvas waiting for your personal touch. With its lovely views, energy-efficient features, and a prime location in Haughley which is in a serene neighbourhood with the surrounding area known for its natural beauty and tranquil atmosphere, providing a perfect setting for a relaxed lifestyle with picturesque country walks and scenery Haughley offers many amenities such as public house, hairdressers, restaurant, post office, bakery, primary school and is within easy access of the A14 providing links to Stowmarket and Bury St Edmunds which offer main rail links to London Liverpool Street, Cambridge and Norwich. And is a short 8 minute drive to the market town of Stowmarket. it is an excellent opportunity for anyone looking to invest in a propert



Council Tax Band: B



Entrance Hall

With window to side, stairs leading to first floor and radiator.

Sitting Room

With window to front, TV point and radiator.

Kitchen/Diner

With window to rear, modest range of units, stainless steel sink and drainer, tiled splashbacks, space for cooker, plumbing for washing machine, built-in cupboard, pantry, vinyl floor and radiator.

Rear Hall

With two doors leading to outside, space for fridge freezer, radiator and steps leading into a lean to and brick outbuilding.

First Floor Landing

With window to side and loft access.

Bedroom One

With two windows to front, built-in wardrobe and radiator.

Bedroom Two

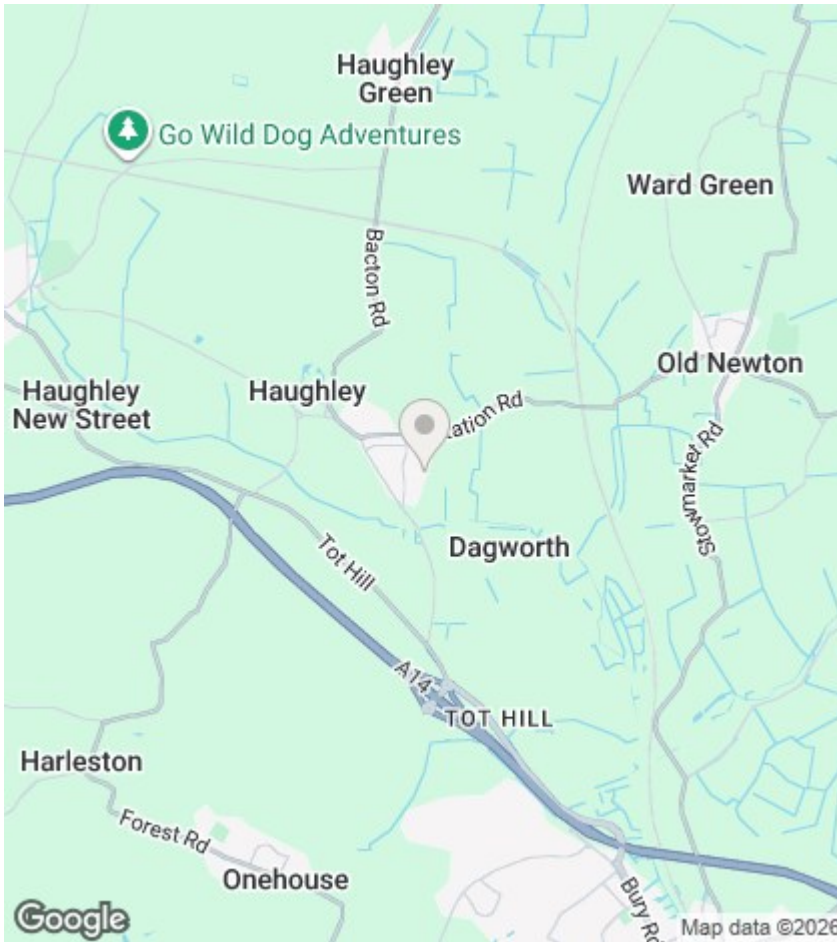
With window to rear, cupboard housing Combi boiler and radiator.

Bathroom

With window to rear, bath, low level W/C, pedestal basin, tiled splashbacks and radiator.

Outside

To the front of the property is a shared pathway leading to the front door and lawn. To the rear of the property is a rear garden comprising of paving stones, lawn, fencing and views over fields to rear.



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 At the roundabout, take the 2nd exit onto Tot Hill/A1308 At Tot Hill Jct, take the 3rd exit Turn right onto Fishponds Way Turn right onto Windgap Ln Turn right onto Denny Ave Destination will be on the right Arrive: Denny Avenue, Haughley, Stowmarket IP14 3PG, UK

Viewings

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

EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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		