



Palmer & Partners



Bloomfield Way, Debenham,
Stowmarket, Suffolk, IP14 6SJ
Offers In Excess of £375,000

Palmer & Partners

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- Modern Detached House
- Four Bedrooms
- 20ft Dual Aspect Living Room
- Open Plan Kitchen/Dining Room
- Bathroom & En-Suite Shower Room
- Ground Floor Cloakroom
- Garage & Off-Road Parking
- Front & Rear Gardens
- Double-Glazing & Oil-Fired Central Heating



This beautifully presented and modern four-bedroom detached house is situated in a popular residential area in Debenham close to Debenham High School and leisure centre. The property benefits from front and rear gardens, off-road parking for several cars and a garage, oil-fired central heating, and double-glazing. As agents, we recommend the earliest possible internal viewing to appreciate the quality of accommodation on offer which comprises entrance hall, ground floor cloakroom, 20ft dual aspect living room, modern kitchen /

dining room, first floor landing, family bathroom, and four bedrooms, one of which has an en-suite shower room.

The picturesque country village of Debenham offers fantastic amenities including plenty of shops, pubs and cafés, leisure centre, doctor's surgery, veterinary practice, post office, and several timber-framed buildings. Debenham is served by the Sir Robert Hitcham Primary School and the Debenham High School, both of which are exceptionally well-regarded. The River Deben

rises in Debenham and runs along the ford flowing through to Woodbridge. The historic market town of Framlingham which has a medieval castle and fantastic schooling is approximately seven miles from Debenham; the county town of Ipswich is approximately fourteen miles, and the market town of Stowmarket is approximately ten miles from Debenham and both provide mainline train stations with regular services to London Liverpool Street Station; and the famous Suffolk Heritage Coast is just a short drive away.

Entrance Hall: Laminate floor, radiator, stairs to the first floor with understairs cupboard, and doors to:

Cloakroom: A two-piece suite comprising low-level WC and hand wash basin with tiled splashback; with a radiator and double-glazed opaque window to the rear aspect.

Living Room: 20'9" x 10'4" (6.32m x 3.15m) Dual aspect with double-glazed window to the front and double-glazed door opening out to the rear garden with full-length glass panel to the side, two



radiators, and an open fire set within a feature fireplace.

Kitchen: 12'10" x 9'8" (3.9m x 2.95m)

Fitted with a range of modern eye and base level units, square edge work surfaces, sink and drainer, tiled splashbacks, and ceiling inset spotlights. The dishwasher, oven and electric hob with extractor hood over are all integrated with space for a fridge freezer and washing machine. There is a double-glazed window to the rear aspect, double-glazed door opening out to the rear garden, and opening through to:

Dining Room: 10'9" x 9'11" (3.28m x 3.02m) Double-glazed window to the front aspect and radiator.

First Floor Landing: Built-in cupboard housing the hot water tank, radiator, loft access, and doors to the bedrooms and bathroom.

Bedroom One: 11'9" x 10'4" (3.58m x 3.15m) Double-glazed window to the front aspect, radiator, feature panelled wall, and door through to:

En-Suite Shower Room: 6'7" x 6 (2m x 6) A three-piece suite comprising shower enclosure, low-level WC and hand wash basin; with a radiator, half-heighted tiled

walls, and double-glazed opaque window to the front aspect.

Bedroom Two: 11'9" x 10'3" (3.58m x 3.12m) Double-glazed window to the front aspect and radiator.

Bedroom Three: 10'4" x 8'8" (3.15m x 2.64m) Double-glazed window to the rear aspect and radiator.

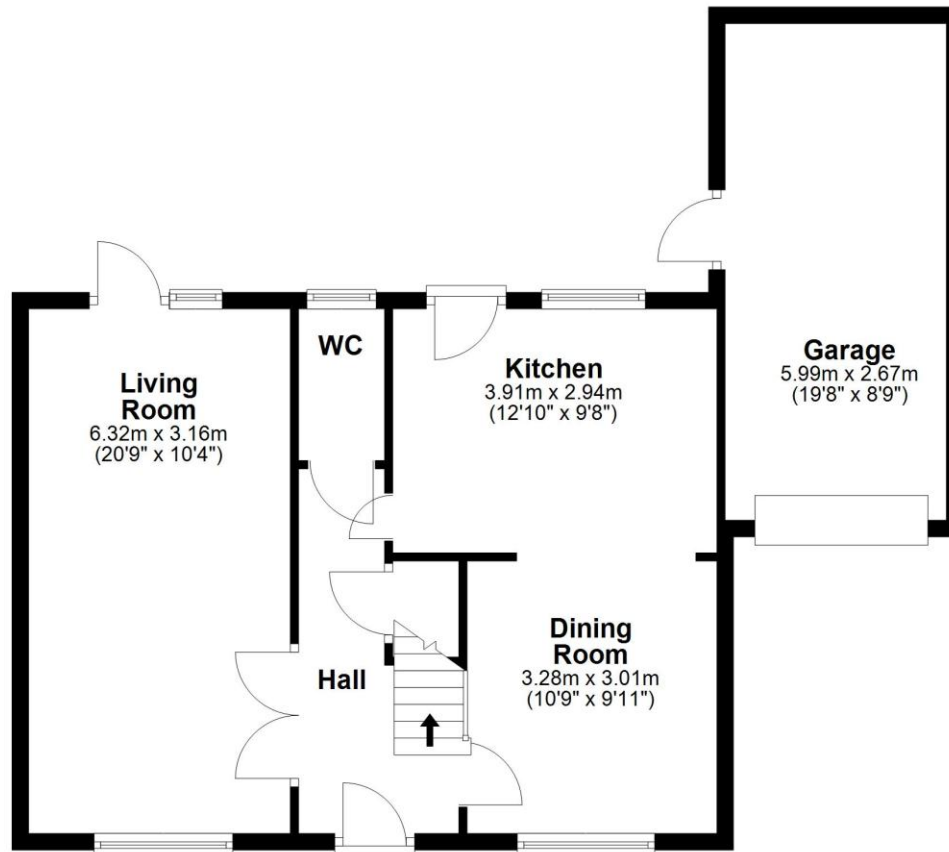
Bedroom Four: 8'8" x 6'8" (2.64m x 2.03m) Double-glazed window to the rear aspect and radiator.

Family Bathroom: 9'7" x 5'7" (2.92m x 1.7m) A three-piece suite comprising bath with shower over and shower screen, low-level WC and pedestal hand wash basin; with a radiator, half-height tiled

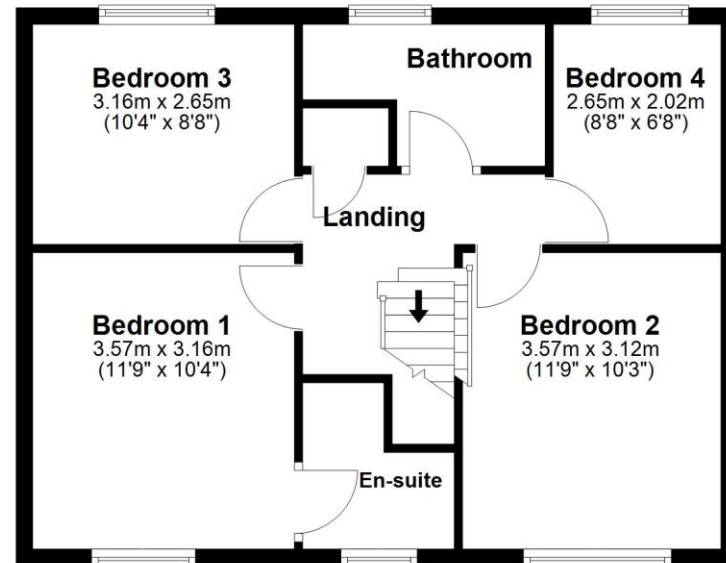
walls, and double-glazed opaque window to the rear aspect.

Outside – Rear: Leading out from the living room and kitchen is a decked area with door to the garage and the remainder of the garden is predominantly laid to lawn with stone areas. The oil tank is housed within the garden, and the garden is fully enclosed by fencing and mature hedging.

Ground Floor
Approx. 68.7 sq. metres (739.7 sq. feet)



First Floor
Approx. 52.5 sq. metres (565.0 sq. feet)



Total area: approx. 121.2 sq. metres (1304.7 sq. feet)

Palmer and Partners would like to draw your attention to the following: I] these particulars do not constitute part of an offer or contract. II] These particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statement or fact. III] Nothing in these particulars shall be deemed a statement that the property is not in good condition or otherwise. We have not carried out a structural survey of the property and have not tested services, appliances and special fittings IV] measurements are generally taken by the use of a sonic measuring machine and will usually be the largest measurements of the room in question.



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Attributes

4 Bedrooms, 2 Bathroom, 2 Reception,

EPC Rating: D

Council Tax Band: D



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