

Matlock Close, Ipswich, Suffolk, IP2
9XU
Asking Price £150,000

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- No Onward Chain
- Requires Full Renovation
- Mid Terrace House
- Two Bedrooms
- First Floor Bathroom
- Garage en Bloc
- Communal Parking to Front & Rear
- Ideal Project for Someone



Situated on the popular Pinewood development just a few minutes from the A12 and A14 commuter trunk roads lies this two-bedroom mid terrace house which is being sold with no onward chain and requires full renovation. The property is ideal for someone looking for a project and comes with communal parking to the front and rear and a garage en bloc. The accommodation comprises an entrance hall, kitchen, lounge, first floor landing, bathroom, and two bedrooms.

Pinewood is a sought-after location situated to the south-west of Ipswich offering a large array of amenities including local shops, supermarkets, takeaways, doctors' surgeries, schools and regular bus routes. The property is ideally located for access to Suffolk One college, the A12/A14 commuter road links, Copdock Interchange and Tesco Superstore and has regular bus links into the town centre.

The county town of Ipswich mixes historic character with a more modern waterfront and town centre. You will find medieval streets and older buildings in areas like the town centre, alongside regenerated docks, restaurants, cultural venues, and the university area around the Waterfront. The town is also an important economic hub for Suffolk, with strengths in business, education, culture, and links to nearby Felixstowe port and London by rail with a journey time of approximately 1hr 15mins to London Liverpool Street Station. Ipswich offers a range of local amenities including schools, shops, doctors, dental surgeries, hospital, two theatres, parks including the popular Orwell Country Park and Christchurch Park, and recreational facilities.





Outside – Front: The garden is laid to lawn with a path to the front door.

Entrance Hall: Staircase rising to the first floor with understairs cupboard, and doors providing access to the kitchen and lounge.

Kitchen: *8'3" x 7'10" (2.51m x 2.4m)* Fitted with a range of matching eye and base level units, roll edge work surfaces, sink and drainer, space for appliances, storage heater, and a window to the front aspect.

Lounge: *13'11" x 13'7" (4.24m x 4.14m)* Window to the rear aspect, door opening out to the rear garden, storage heater, and a gas fire (not tested).

First Floor Landing: Access to the loft and doors leading to the bathroom and bedrooms.

Bathroom: A three-piece suite comprising a bath, low-level WC and hand wash basin, along with an airing cupboard and opaque window to the rear aspect.

Bedroom Two: *11'4" x 7'6" (3.45m x 2.29m)* Window to the rear aspect and a storage heater.

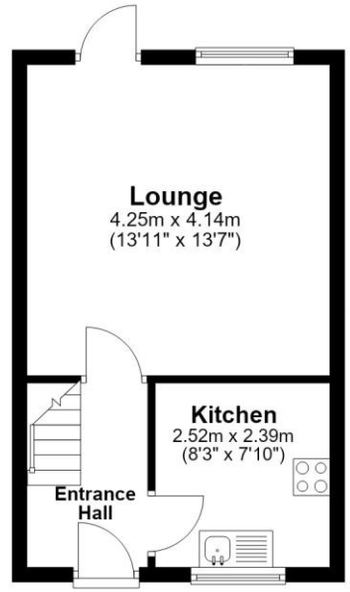
Bedroom One: *13'7" x 10' (4.14m x 3.05m)* Window to the front aspect and a storage heater.

Outside – Rear: The garden is laid to lawn and enclosed by fencing with a rear gate for access.

Parking: There is communal parking to the front and rear and a garage en bloc.

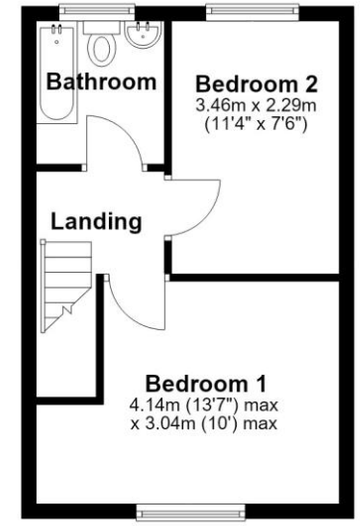
Ground Floor

Approx. 28.5 sq. metres (306.3 sq. feet)



First Floor

Approx. 27.3 sq. metres (294.2 sq. feet)



Total area: approx. 55.8 sq. metres (600.5 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

2 Bedrooms, 1 Bathroom, 1 Reception,
EPC Rating: To be confirmed
Council Tax Band: B





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