

Blake Avenue | | Ipswich | IP9 1RL

Asking Price £200,000

NICHOLAS
ESTATES

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A well presented two bedroom mid-terrace house positioned at the end of a cul-de-sac situated in the Shotley Gate, within the ever popular and picturesque Shotley Peninsula. The accommodation comprises, entrance hall, lounge, kitchen/diner with an array of fitted appliances and also provides access to the fully enclosed rear garden. To the first floor the property offers two bedrooms and the bathroom. Outside the property benefits off road parking and a fully enclosed garden.

Shotley Gate is a highly desirable village situated on the beautiful Shotley Peninsula, renowned for its scenic surroundings. Residents can enjoy an collection of countryside and coastal walks, including routes along the

- Mid Terrace House
- Kitchen/Diner
- Off Road Parking
- Two Bedrooms
- Walking Distance to Shotley Marina
- Picturesque Village Location

Entrance Hall
Front aspect double glazed door, carpet, stairs to 1st floor, door to;

Lounge
13'1 x 10'1 (3.99m x 3.07m)
Front aspect double glazed box bay window, carpet and understairs cupboard, door to;







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Kitchen/Diner

13'1 x 9'1 (3.99m x 2.77m)

Rear aspect double glazed sliding door, rear aspect double glazed window, wood laminate flooring, work surface with sink & drainer, integral washing machine, slimline dish washer and fridge/freezer, electric hob, electric oven and integral bin store.

Landing

Carpet, loft access, airing cupboard, doors to;

Bedroom 1

13'2 x 9'4 (4.01m x 2.84m)

Two front aspect double glazed windows, carpet and built in wardrobe.

Bathroom

Rear aspect double glazed window, low level flush w/c, hand wash basin, tile effect vinyl flooring, panelled bath with tiled surround and shower over.

Bedroom 2

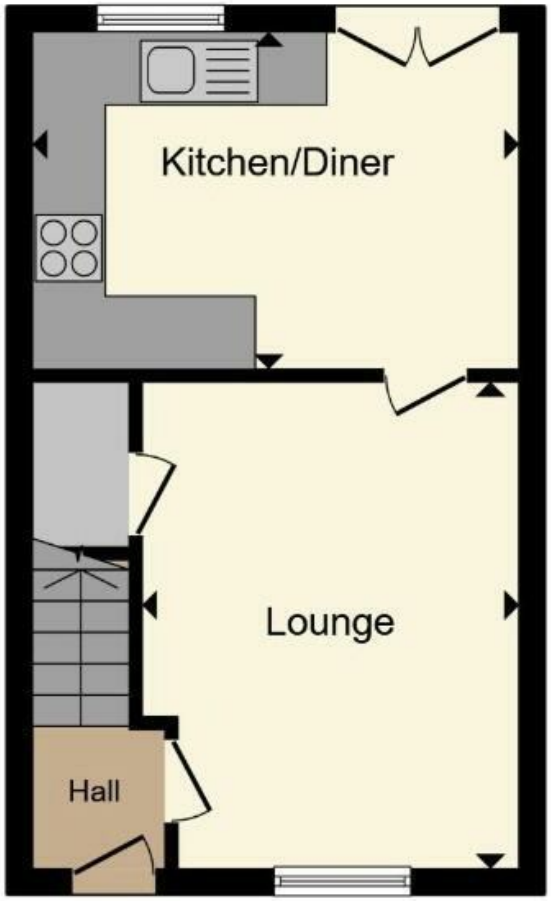
10'3 x 6'8 (3.12m x 2.03m)

Rear aspect double glazed window and carpet.

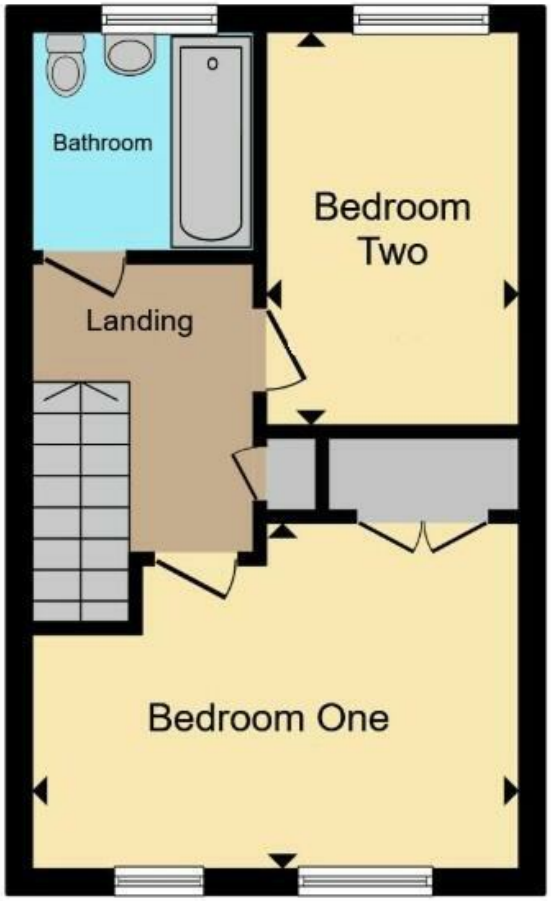








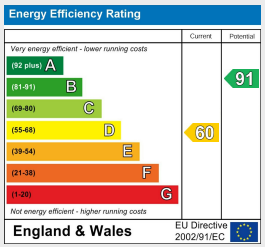
Ground Floor



First Floor

Council Tax Band **B**

EPC Rating **D**



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