



**Elm Road, Stowmarket, IP14 1QW**

**welcome to**

## **Elm Road, Stowmarket**

Set on a plot of around one acre total, this individual property is situated in a cul-de-sac location within a mile of Stowmarket railway station. Features 4 bedrooms, 3 receptions, 3 bathrooms, south facing garden, swimming pool & off road parking. Viewings highly recommended

### **Description**

Nestled in the peaceful town of Stowmarket, this spacious detached bungalow offers a wealth of potential and a tranquil lifestyle. Upon entering, you are greeted by a wide, inviting hallway that sets the tone for the rest of the home.

The versatile study provides an ideal space for work or relaxation, while the large kitchen, complete with a separate utility room, caters to all your culinary needs. Separate French doors lead from the hallway to the dining room and the expansive lounge, both of which also feature patio doors that open to the rear garden, seamlessly blending indoor and outdoor living.

An inner hallway guides you to four generously sized double bedrooms, including a master suite with an en-suite bathroom. The property also boasts a family bathroom and a convenient shower room, ensuring ample facilities for family and guests.

Externally, the south-facing rear garden is a true oasis, adorned with an extensive range of trees and shrubbery, creating a serene atmosphere. An inviting outdoor swimming pool and pool house promise endless summer enjoyment, while the garage and carport, along with off-road parking for multiple vehicles, add to the convenience of the property. Set on approximately half an acre of land, this bungalow offers plenty of space for outdoor activities and gardening.

Though the property may require some updating, its prime location within walking distance of local amenities and the recreational ground makes it an appealing choice for those seeking a peaceful, yet convenient lifestyle in Stowmarket.

### **Accommodation**

#### **Entrance Porch**

6' 7" x 4' 6" ( 2.01m x 1.37m )

Built in cupboard, wooden front door, double doors to dining room and wood laminate flooring.

#### **Entrance Hall**

18' 7" extending to 12' " x 15' 9" ( 5.66m extending to 3.66m x 4.80m )

Patio door to rear garden, built in cupboard, radiator and carpeted flooring.

#### **Living Room**

14' 9" x 21' 9" ( 4.50m x 6.63m )

Window to side, patio door to rear, fireplace and surround, radiator, wall lights and wooden parquet flooring.

#### **Dining Room**

11' 6" x 15' 2" ( 3.51m x 4.62m )

Patio door to side.

#### **Study**

11' x 8' 4" ( 3.35m x 2.54m )

Patio door to rear garden, built in cupboard, radiator and carpeted flooring.

#### **Kitchen**

9' 9" x 13' 8" ( 2.97m x 4.17m )

Window to front, larder cupboard, wall and base units with roll top work surfaces, stainless steel single sink with drainer and mixer tap, spaces for cooker with extractor over, fridge, washing machine, dish washer and part tiled walls.





### Utility

9' 2" extending to 5' 2" x 10' 7" ( 2.79m extending to 1.57m x 3.23m )

Window to rear and front, base units with roll top work surfaces, washing machine, tumble dryer, part tiled walls, radiator and ceramic tiled flooring.

### Inner Hall

Airing cupboard, coved ceiling, access to loft, radiator, wall lights and carpeted flooring.

### Master Bedroom

15' x 10' 9" ( 4.57m x 3.28m )

Window to rear, radiator, coved ceiling and wood laminate flooring.

### En-Suite

Vanity sink with mixer tap, back to wall W.C, shower cubicle, heated towel rail, fully tiled walls, coved ceiling, spotlights and ceramic tiled flooring.

### Bedroom Two

10' 1" x 11' 5" ( 3.07m x 3.48m )

Window to front, radiator, built in cupboard, coved ceiling and wood laminate flooring.

### Bedroom Three

11' 5" x 10' 8" ( 3.48m x 3.25m )

Window to front, radiator, coved ceiling, spotlights and wood laminate flooring.

### Bedroom Four

10' 9" x 8' 8" plus 2' 4" ( 3.28m x 2.64m plus 2' 4" )

Window to front, radiator, coved ceiling and wood laminate flooring.

### Family Bathroom

Frosted window to front, shower cubicle, bath with mixer tap, vanity sink, back to wall W.C, fully tiled walls, radiator and ceramic tiled flooring.

### Shower Room

Frosted window to front, shower cubicle, vanity sink with mixer tap, back to wall W.C, fully tiled walls, spotlights, radiator and ceramic tiled flooring.

### Outside

#### Garage

12' 1" x 22' 7" ( 3.68m x 6.88m )

#### Car Port

22' 7" x 12' 1" ( 6.88m x 3.68m )

### Rear Garden

The south-facing garden is predominantly laid to lawn with an extensive range of mature trees, flower beds and shrubs. There is an outdoor swimming pool, pool house, garden office and a large patio area.

### Front Garden

Access by a private drive and providing off street parking for multiple vehicles.

### Agents Note:

The land to the front of the property is included but is on a separate title.



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## Elm Road, Stowmarket

- Spacious Four Bedroom Detached Bungalow
- Good Sized Gardens
- Garage, Car Port & Off-Road Parking For Multiple Vehicles
- Kitchen & Utility
- Bathroom, Shower Room & En-Suite

Tenure: Freehold EPC Rating: E

Council Tax Band: F

from

**£625,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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william h brown



**01449 614459**



[stowmarket@williamhbrown.co.uk](mailto:stowmarket@williamhbrown.co.uk)



10 Wilkes Way, STOWMARKET, Suffolk, IP14 1DE



[williamhbrown.co.uk](http://williamhbrown.co.uk)