



## 18 PARK NORTH

IPSWICH, IP4 2XT

**£895 PER MONTH**

Located in a peaceful cul-de-sac within the sought-after Christchurch Park area of Ipswich, this charming split-level flat combines comfort with convenience. Covering 742 square feet, it offers a spacious, well-designed layout. The entrance hall leads to a generous living room and two double bedrooms. The kitchen is equipped to meet modern needs. Additionally, the flat includes a balcony and the convenience of an off-road parking space to the rear.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Ipswich  
4 Neale Street  
Ipswich  
Suffolk  
IP1 3JB

014732 954997  
enquiries@nealepropertymanagement.co.uk

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