

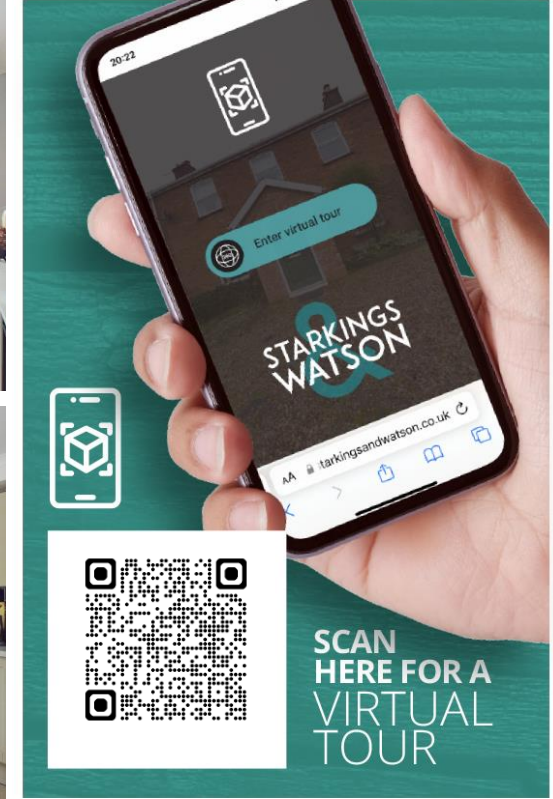
WINDSOR ROAD

Reydon, Southwold IP18 6PQ

Freehold | Energy Efficiency Rating : TBC

To arrange an accompanied viewing please pop in or call us on 01986 490590

FOR SALE
PROPERTY



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- No Onward Chain!
- Quiet Tucked Away Location
- Presented In Immaculate Order
- Sitting Room & Garden Room
- Kitchen/Breakfast Room
- Three Ample Bedrooms
- Family Bathroom & W/C
- Private Well Kept Gardens

IN SUMMARY

Located in a QUIET and TUCKED AWAY POSITION away from any roads you will find this MID TERRACE HOME presented in EXCELLENT ORDER offering a lot more space than you might first expect. This comfortable home would make an ideal first step or next step on the housing ladder as well as an investment or holiday let. The proximity to the SUFFOLK COAST in excellent within just a few miles. The POPULAR VILLAGE OF REYDON offers a good range of local amenities with SOUTHWOLD on the doorstep. Internally the accommodation extending to over 1000 SQFT (stms) offers a hallway, sitting room, garden room, kitchen/breakfast room and w/c on the ground floor. On the first floor you will find THREE DOUBLE BEDROOMS and a family bathroom. The gardens to the rear are fully enclosed and GENEROUS IN SIZE.

SETTING THE SCENE

From the frontage there is pedestrian access from the road using the shared pathway leading to a lawned front garden with mature trees and shrubs. There is a

pathway leading to the main entrance door.

THE GRAND TOUR

Entering via the main entrance door to the front you will find an entrance hallway with stairs to the first floor and an area for coats and shoes. The main sitting room is the first room with plenty of space for soft furnishings as well as understairs cupboard. There is access from the sitting room to the garden room beyond currently used as dining room. Also, from the sitting room you will find the kitchen/breakfast room providing access to the garden. The kitchen offers a range of fitted units with solid worktops over as well as space for a range cooker, fridge/freezer and washing machine. There are also two built in cupboards. Beyond the kitchen there is a small rear lobby as well as the ground floor w/c. Heading up to the first floor landing you will find three bedrooms and the family bathroom. The bathroom has a modern suite with bath and shower over. There are three generous double bedrooms two of which to the rear offer built in wardrobes. The largest bedroom offers a dual aspect to front and rear. The property offers uPVC double glazing and gas fired central heating.

THE GREAT OUTDOORS

The main garden to the rear is of a generous size and is enclosed with new fencing. There is a patio area perfect for outside dining and beyond is a generous area of lawn. You will find mature trees and shrubs and planting areas and to one side is a path leading to the rear access gate. There are two brick-built



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stores to one side of the garden attached to the external W.C. offering the potential to be converted into further accommodation if required (stp).

OUT & ABOUT

Located in the popular village of Reydon which provides a number of shops, public house and medical centre with Southwold just a short walk away/ Southwold offers an abundance of local shops, restaurants and coastal attractions. Reydon is situated three miles from the A12 and therefore offers good transport links by both road and rail with a train station at both Halesworth and Darsham with services to London Liverpool Street Station via Ipswich.

FIND US

Postcode : IP18 6PQ

What3Words : ///nozzles.cluttered.managed

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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 are advised to recheck the measurements.

Price:



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Approximate total area^m
 1000.23 ft²
 92.92 m²

GIRAFFE 360
 While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

(1) Excluding balconies and terraces

