



49 NORFOLK ROAD
WANGFORD, NR34 8RE



A cosy two bedroom semi-detached bungalow situated in the popular village of Wangford, boasting views to the rear towards Reydon woods.

The property is situated in a lovely village location and is offered with vacant possession and no onward chain. The property provides flexible living and is an ideal home or bolt hole on the heritage coast.

You enter the property into a convenient hallway, providing access to all main aspects of the home. Situated to the left front of the home is a bright and spacious sitting room with feature a fireplace and provides access to the kitchen. The kitchen offers a country style feel with a door providing access into the rear garden ideal for al-fresco dining. To the right-hand side of the property are two good sized double bedrooms. The primary bedroom offers a spacious room with a built-in wardrobe. The ground floor accommodation is completed with family shower room and W/C.

The property additionally benefits from a bisected garden with beautiful views of Reydon woods. Situated directly outside of the property is a nice sized courtyard with outbuildings and a further garden laid to lawn with great view towards Reydon woods. To the front is a nice sized garden

and a driveway for several cars

TENURE

Freehold

LOCAL AUTHORITY

East Suffolk Council – Band B

SERVICES

Mains services are connected. (Durrants has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order).

VIEWING

Strictly by appointment with the agent's Southwold Office. Telephone: 01502 723292 Email: southwold@durrants.com

AGENTS NOTES

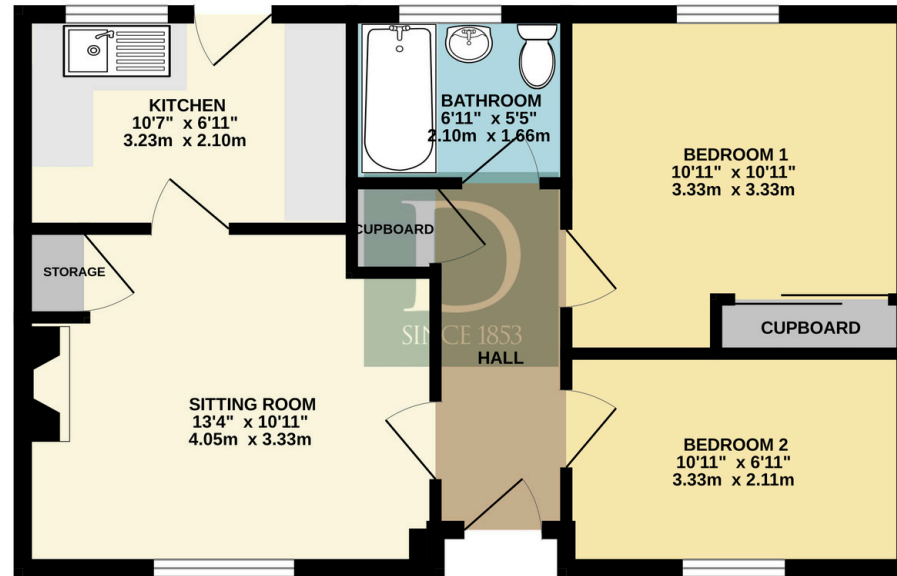
There is a right of way to the rear of the property for a pedestrian footpath.





NO ONWARD
CHAIN

GROUND FLOOR
497 sq.ft. (46.2 sq.m.) approx.



TOTAL FLOOR AREA : 497 sq.ft. (46.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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CONTACT US

Durrants, 98 High Street, Southwold, Suffolk, IP18 6DP

Tel : **01502 723292**
Email : **southwold@durrants.com**

