



THE CORNSTORE
BLACKMILL ROAD, SOUTHWOLD



This unique converted Victorian industrial building is now a stunning contemporary home located in a quiet enclave close to the High Street with off road parking.

This light and spacious property provides accommodation over four floors and includes a balcony and cinema room.

Entering the property into the ground floor lobby, stairs lead to the basement and up to the first floor. On the first floor accessed through a glass foyer is the open plan sitting/dining room which opens seamlessly into the kitchen with its Shaker style units, quartz worktop and integrated appliances and which leads to a south facing secluded terrace ideal for al-fresco dining. The high ceilings in the sitting/dining area give a lovely airy loft feel along with the dual aspect windows and wood burner.

On the second floor can be found the master bedroom with en-suite and built in wardrobe, the second bedroom with views of the church and a family bathroom with views of the lighthouse. Stairs to the top floor lead to a further double bedroom with en-suite shower room offering views to the lighthouse, Common and sea, and a good sized storage cupboard. The basement provides a fully fitted cinema room, Utility room and

separate wine store.

The property is completed with a carport and plant room with additional storage space.

A picturesque and thriving market town, often described as the 'Best Seaside Town', Southwold is dotted with independent boutiques and shops, a thriving independent cinema and an excellent variety of restaurants and cafes.

TENURE – LEASEHOLD – 999 YEAR LEASE FROM 2016

EPC RATING: C

SERVICES

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

LOCAL AUTHORITY

East Suffolk Council. Band E

VIEWING

Strictly by appointment with the agent's Southwold Office.



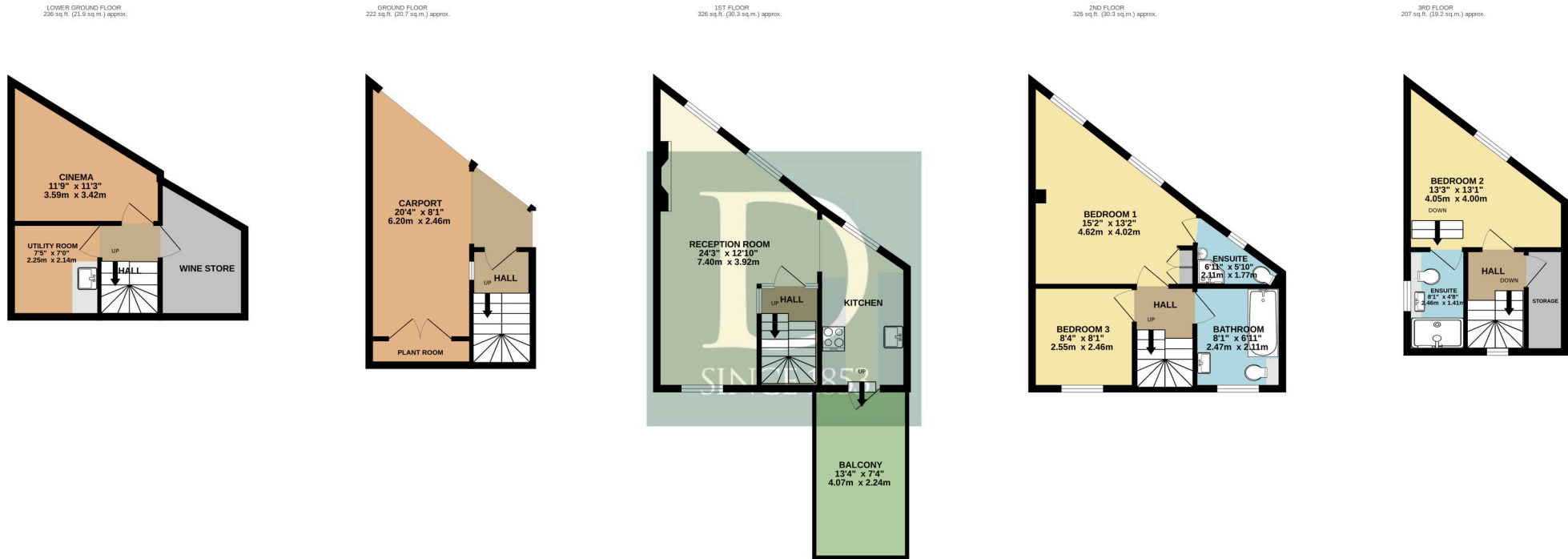


UNIQUE
CONVERSION





FLOOR PLAN



TOTAL FLOOR AREA : 1317 sq.ft. (122.3 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