



£24,950

Felixstowe Beach Caravan Park, IP11



2

Bedrooms

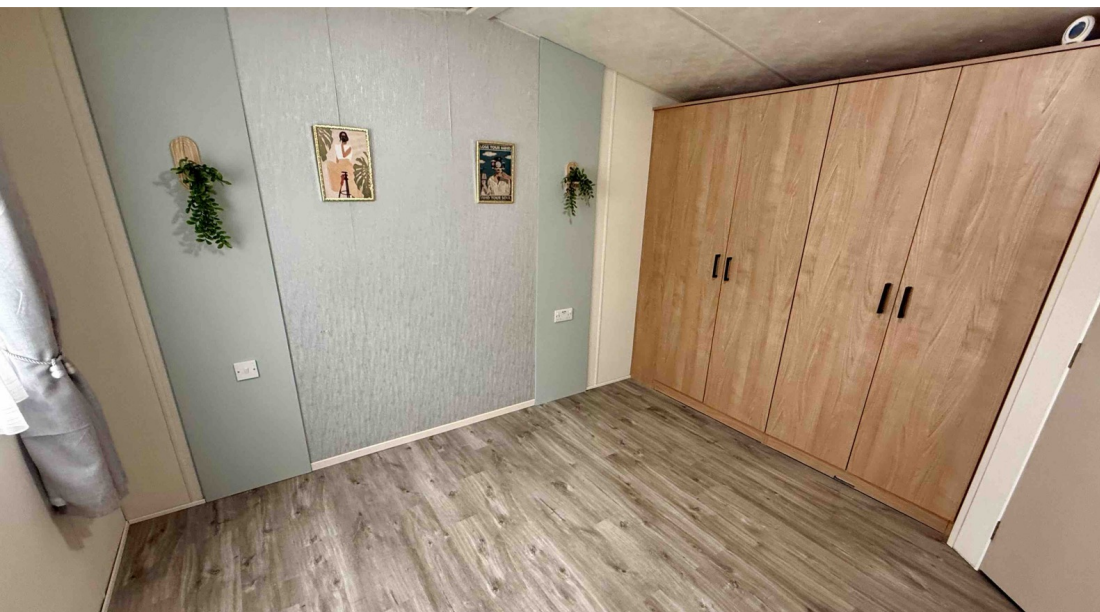


1

Bathroom

156-158 Hamilton Road, Felixstowe, Suffolk, IP11 7DS |
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Wainwrights presents this beautifully maintained 2016 Delta Sapphire (35ft x 12.2ft). With 11 years remaining on the lease, this spacious two-bedroom holiday home features a bright open-plan kitchen and living area, a well-equipped modern kitchen with integrated appliances, and a comfortable lounge complete with a feature fireplace and built-in seating.

The accommodation includes a master bedroom with fitted wardrobes, a second bedroom, a Jack & Jill shower room, and a separate cloakroom. Outside, there is a private lawned area, paved pathways, and allocated parking within a communal bay.

Ideal as a low-maintenance home or holiday retreat, this stylish property is ready to move straight into and enjoy.

Open Plan Kitchen & Living Area *5.80m x 3.60m (19' x 11' 10")*

Accessed via three steps leading to an opaque UPVC glazed door, which opens into a small lobby area with built-in storage cupboards – one housing the Morco GB 24 Series 2 gas combi boiler and another providing additional shelving and storage space. The kitchen area features a side aspect window, tile-effect vinyl flooring, marble-effect laminate worktops with inset single drainer sink and mixer tap, and a range of modern wall and base units providing ample storage. Integrated appliances include an electric hob, built-in air fryer/oven, extractor hood, upright Logic fridge freezer, and Scoville microwave. Recessed ceiling spotlights and a decorative splashback complete this contemporary kitchen. The open-plan living/dining area benefits from dual aspect windows to the front and side, allowing plenty of natural light. Features include wood-effect laminate flooring, radiator, feature electric fire with decorative surround and shelving, and a built-in side unit with a full-length bay window seat. The space is offered with a large modern sofa, solid wood dining table and chairs, feature ceiling lighting, and curtains with matching poles.

Internal hallway *2.44m x 0.77m (8' x 2' 6")*

With tile-effect vinyl flooring, radiator, recessed ceiling spotlights, and doors leading to both bedrooms and the shower room.

Bedroom Two *2.44m x 1.67m (8' x 5' 6")*

Featuring a UPVC double-glazed window to the side aspect, radiator, fitted single wardrobe with matching overhead storage cupboards, wood-effect laminate flooring, and curtains with rail.

Master Bedroom *3.06m x 2.82m (10' x 9' 3")*

A spacious double bedroom with UPVC double-glazed window to the side aspect, two fitted double wardrobes (one housing the electrical consumer unit), radiator, wood-effect laminate flooring, and curtains with tiebacks. Door leading to the Jack and Jill shower room.

Cloakroom

With opaque UPVC double-glazed window to the side aspect, towel radiator, wash basin, WC, and wood-effect laminate flooring.

Shower Room *2.28m x 1.05m (7' 6" x 3' 5")*

Fitted with a walk-in shower enclosure featuring fully sealed waterproof panelling to the walls and ceiling, glass sliding doors, and a thermostatically controlled shower. Also includes a hand wash basin, towel radiator, and wood-effect laminate flooring. Accessed via the internal hallway and master bedroom.

Outside

A paved pathway runs along the side of the property leading to the entrance steps and a further paved seating area. There is also a private lawned garden area to the side, which is for the sole use of the occupants, and a communal parking bay to the rear providing allocated parking.

Additional Information

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35 x 12 2 bed

