



The Street, Shotley
£300,000

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Chamberlain Phillips are delighted to introduce this charming three-bedroom semi-detached home, a perfect starter for first-time buyers or an ideal setting for families seeking the tranquility of village life. Nestled in the picturesque surroundings of Shotley, this inviting property is well-appointed with features that combine comfort with practicality.

As you step inside, a welcoming entrance porch, a spacious hallway, a functional kitchen, and an adjacent dining room perfect for family meals or entertaining guests. The warm embrace of a cosy lounge complete with a fireplace and log burner awaits, setting the scene for relaxing evenings.

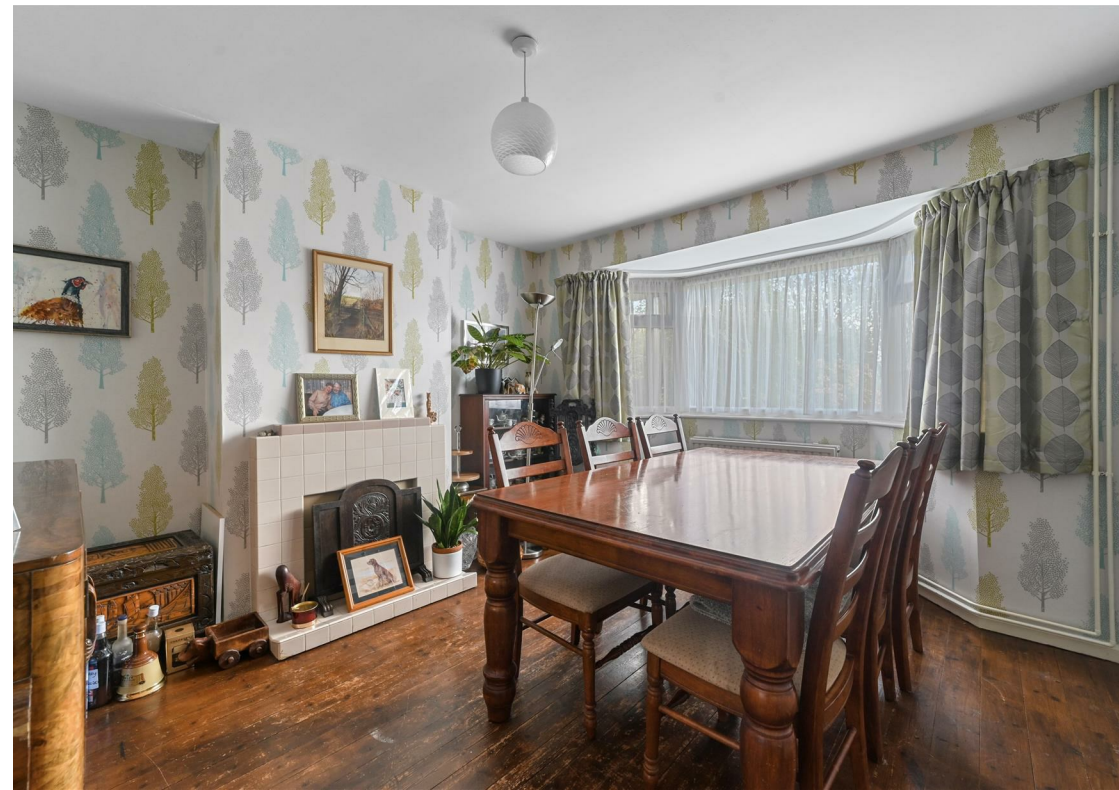
Upstairs, the residence boasts three well-proportioned bedrooms and a updated shower room, ensuring a fresh and modern feel.

The delights of this home extend outdoors; the front is adorned with a manicured lawn and an array of shrubs, while the generous rear garden, approximately 150ft and backing onto serene farmland.

The rear garden, a haven for green-thumbed enthusiasts, features an assortment of fruit trees, shrubs, a workshop, a greenhouse, and a shed. Ideal for pet owners, the garden also provides gate access to a footpath for leisurely strolls with furry companions.

Further benefits include off-road parking for two vehicles, double glazing throughout, and a peaceful setting that still allows for easy access to local amenities and the broader Suffolk area. This home is a true gem waiting to be discovered by those yearning for a blend of country charm and modern convenience.

The property has the potential to add a further extension to the first floor above the kitchen and to the rear (STP).





- VILLAGE LOCATION
- VIEWS ACROSS THE STOUR ESTUARY
- POTENTIAL TO FURTHER EXTEND
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- 150FT REAR GARDEN (STS)
- DRIVEWAY PARKING



Location

Shotley is a village and civil parish 8 miles (13 km) south-east of Ipswich in the English county of Suffolk. It is in the Babergh district and gives its name to the Shotley peninsula between the Rivers Stour and Orwell.

Shotley is a popular boating community and provides a range of amenities including shops, pubs, marina, doctor's surgery, and a primary school.



Agents notes:

Tenure - Freehold

Council Tax - Band C

Services Connected - Mains

Electric/Water/Drainage

Heating - Oil

Telephone & Broadband - EE, O2,

Vodafone is Limited & Superfast broadband available



Floor Plan



Approximate Gross Internal Area
1075 sq ft (100 sq m)

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation. copyright www.ajphoto.co.uk



Viewing

Please contact our Manningtree Office on 01206 646479 if you wish to arrange a viewing appointment for this property or require further information.

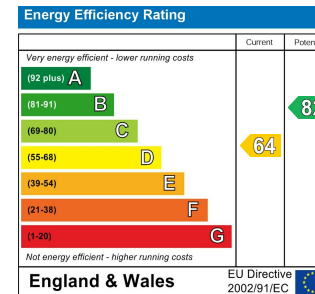
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Area Map



Energy Efficiency Graph



Council Tax Band - C

Tenure - Freehold