



6 Bridge Close

, Harleston, IP20 9HW

Guide Price £210,000

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This two-bedroom semi-detached house sits in a popular cul-de-sac, within walking distance of Harleston town centre. Double glazed throughout, the property offers a conservatory, driveway parking, and an attractive enclosed rear garden.

- 2-bed semi-detached house
- Double glazed throughout
- Attractive enclosed mature rear garden and shed
- Well located with good amenities & transport links
- Walking distance to Harleston town centre
- Conservatory & driveway parking
- Kitchen with integrated appliances
- Gas Central Heating

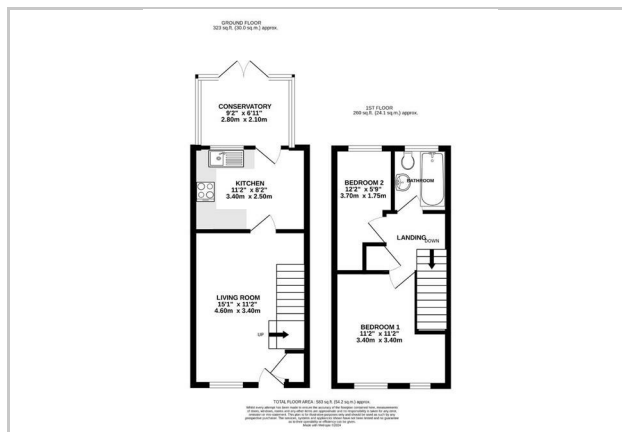


Step through the front door and be greeted by a bright and airy sitting room. Stairs lead up to the first floor, and doors connect the sitting room to the kitchen. The kitchen is well-equipped with a range of units and work surfaces. A further door leads to a wooden framed conservatory, perfect for enjoying the sunshine or relaxing with a book, with access to the garden beyond.

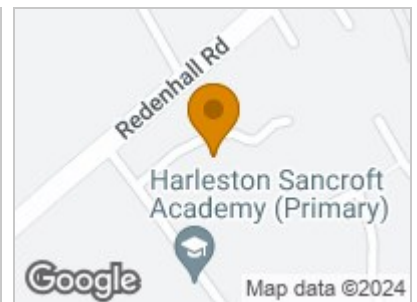
Upstairs, the landing provides access to the airing cupboard, loft hatch, and bedrooms. Bedroom 1 boasts views to the front, ideal for watching the morning sun rise. Bedroom two overlooks the rear garden. The bathroom features a bath, washbasin, and WC.

Outside, a driveway to the side offers off-road parking. The front garden is neatly laid to lawn. The fully enclosed rear garden offers a haven of privacy and maturity, perfect for relaxing or entertaining guests.

This charming property is situated in Bridge Close, within walking distance of the delightful market town of Harleston. Steeped in history, Harleston boasts a wealth of independent shops, a doctor's surgery, a post office, and excellent transport links, ensuring all your needs are met close by.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			89
(81-91) B			
(69-80) C		67	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	