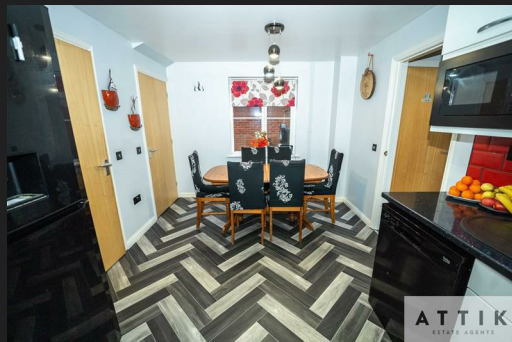


5 Nightingale Close
Halesworth
IP19 8DA



5 Nightingale Close

Offers Over £210,000

THE HOUSE...

This deceptively spacious home is approached through a low maintenance, artificial grass, front garden to the front door, which opens into a hall, and then into the lounge, a great sized room, which currently houses a vast sofa. The kitchen/diner is at the rear, with a good range of white fitted units, an integrated microwave, double oven, hob and extractor, along with space for other appliances. The dining area has room for a table for six and the under-stairs cupboard. At the very rear of the property is a convenient porch with access to the patio and the stylish, fully tiled WC cloakroom.

Upstairs are two great sized double bedrooms, both with plenty of space for wardrobes, and the fully tiled shower room, which features a large walk-in shower with tinted shower screen and a thermostatic rainfall shower.

Outside to the side, is a brickweave driveway for three cars, and to the rear, a fully enclosed garden, mainly laid to lawn, with a patio, a raised decking seating/dining area and ornamental borders.

Situated in a quiet cul-de-sac south of the town centre, close to all amenities, including a supermarket, primary school and open countryside.

AGENTS NOTES...

A pre-recorded walkaround tour is available for this property

Council Tax Band A

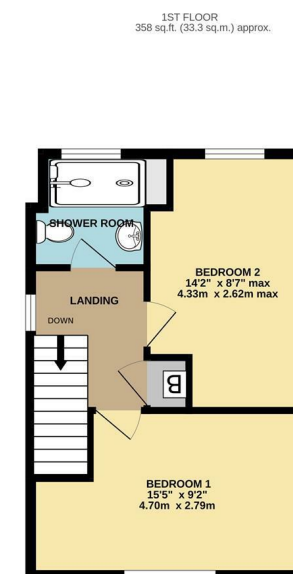
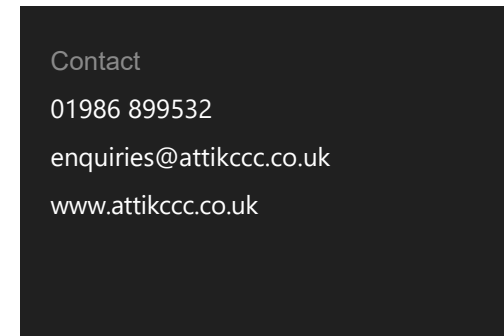
Service charge applies, TBC

EPC to follow

Local Authority
East Suffolk Council

Council Tax Band B

EPC Rating C



TOTAL FLOOR AREA: 757 sq.ft. (70.3 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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 guidance 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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