

The
Buntings Southwold
Road
Blyford



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The Buntings Southwold Road

Guide Price £600,000

The bespoke-built modern retreat...

Welcome to The Buntings, a remarkable, bespoke-built bungalow located in the charming village of Blyford. Positioned on Southwold Road, this home offers easy access to both the picturesque coastal town of Southwold and the bustling market town of Halesworth, striking a perfect balance between rural tranquillity and local amenities.

As you approach, you'll find an expansive driveway laid to shingle accommodating multiple vehicles, thoughtfully designed for easy manoeuvrability. You will also find a carefully landscaped front garden with mature trees, shrubs and even a working water pump for the well!

Entering the property, step inside to a spacious entrance hall, with space for shoes/coats after a day exploring the countryside! From here, you have access to the utility room, cloakroom and main living space. The utility room presents a great functional space, with a range of base units, space and plumbing for a washing machine and tumble drier, water softener, and a large airing cupboard housing the heating/water systems with additional storage space. The property itself boasts both underfloor heating and an air source heat pump to offer maximum efficiency. Opposite the utility room is then the cloakroom, with W/C and wash basin.

From the entrance hall, you then step through the glazed double doors into the incredible open-plan living space, boasting an inviting kitchen, dining, and living area. The bespoke kitchen presents hand-picked granite worktops, a large island with a breakfast bar, ample storage, an integrated fridge, freezer and dishwasher, a large Rangemaster Platinum electric range with high power extractor fan over, and much more!! This room further benefits from vaulted ceilings with inset lighting, as well as space for a large dining table, and benefits from two full-length windows and a door to the patio allowing for an abundance of natural light and views to the garden. The cosy lounge then boasts ample room for furniture, with a beautiful multi-fuel burner situated on top of a hand-picked granite hearth. Again, with two full-length windows and large French doors opening onto the patio, perfect for outdoor entertaining with stunning countryside views beyond.

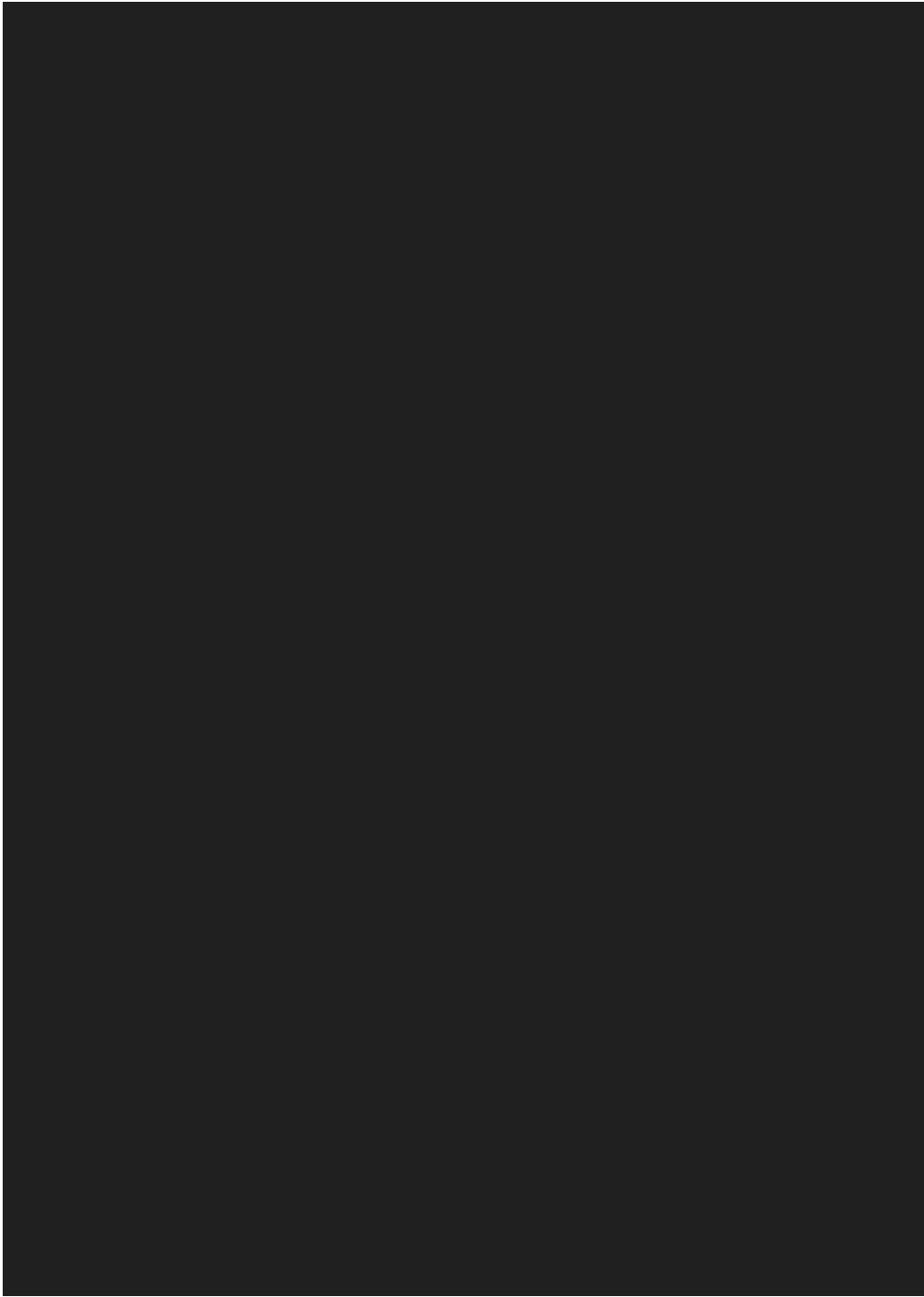
This property offers two sizeable bedrooms in the main property, both boasting space for double beds and additional furniture, with ensuite facilities to both, and even a large walk-in dressing room to the main bedroom. To the side of the property you will also then find a summer house/garden room, perfect for entertaining or relaxing, and boasts power and ample glazing for natural light and views to the rear.

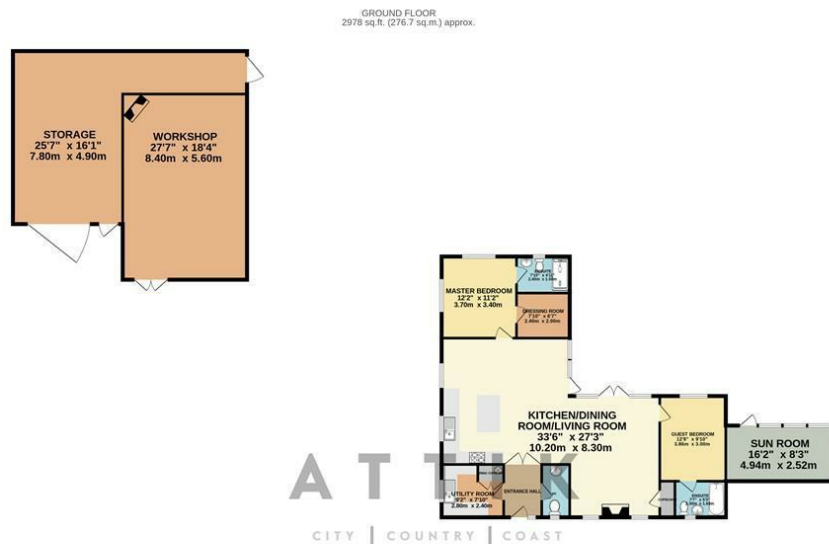
This home also benefits from a large cart lodge/garage with further accommodation. To the ground floor, you will find a double cart lodge providing further parking facilities or storage, as well as a single garage attached to this that can be accessed via an internal pedestrian door or double doors to the front, again, offering parking or storage. To the side of this building, you will then find an external staircase providing access to the annexe room. This versatile accommodation provides a space that could be used as a self-contained annexe, guest house, office, games room or much more! There is also a fully fitted shower room and a separate air-source heating & air conditioning system in this portion of the property. The fully enclosed garden is a great space, with the plot as a whole spanning nearly three-quarters of an acre, featuring a mature lawn, shrubs, and a generous patio area. Here you can enjoy the picturesque views of adjacent fields and the Blyth Valley, often home to grazing cows. Additionally, a large workshop can be found at the bottom corner of the property that has been fully insulated with a wood burner and full electric/lighting installed offering potential for various uses, with the amazing addition of gated access for vehicles and reinforced lawn leading to the workshop should this be used for any mechanic works/vehicular storage. Alongside this building you will then find a further outbuilding that has been primarily used for storage of garden equipment and logs, however, it has previously been home to a caravan, and motorhome, and offers a plethora of potential uses.

The Buntings is a perfect blend of modern comfort and country charm, making it an ideal home for those seeking a serene lifestyle with easy access to amenities. Don't miss your chance to claim this exceptional property as your new retreat.

Agents notes...

A pre-recorded walkaround tour is available for this property





FIRST FLOOR
412 sq.ft. (38.3 sq.m.) approx.

TOTAL FLOOR AREA: 3390 sq.ft. (314.9 sq.m.) approx.

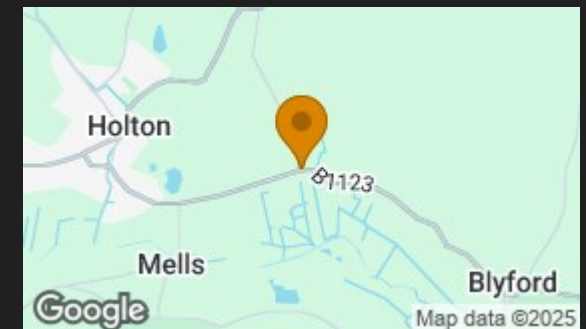
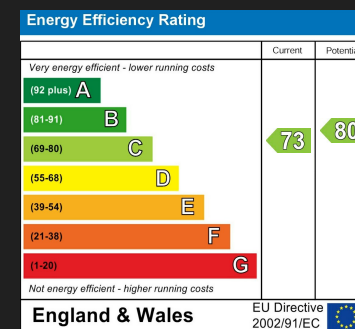
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Local Authority
East Suffolk

Council Tax Band
E

Directions



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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