

Four Gables Bridge  
Street  
Halesworth  
IP19 8AQ



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# Four Gables Bridge Street

## Guide Price £350,000

### Home in the heart of Halesworth

Nestled in the vibrant town of Halesworth, Four Gables is a remarkable property that presents a blend of spacious living and untapped potential for modernisation. It's safe to say this property really does bring something special to the market, with its spacious/versatile accommodation and generous plot so central to the town, this home offers an exciting opportunity for someone to truly make it their own!

As you enter the property, you are welcomed by a well-appointed kitchen that really offers the hub of the home! This inviting, spacious room presents a range of fitted wall and base units with counter tops over, a built-in double electric oven, and a separate four-ring gas hob with extractor fan over. Here you will also find a breakfast bar, space for a dining table or seating area, and both plumbing and space for a Dishwasher and Washing Machine.

From the kitchen, you enter into the exceptionally spacious entrance hall that is both functional and welcoming, complete with the front door, two substantial storage cupboards, and access to the family shower room, bedroom three, and the dining room.

The shower room presents a spacious and thoughtfully designed room with a pedestal handwash basin, bidet, W/C, and shower cubicle.

Next to the shower room is Bedroom 3, a delightful space that would comfortably fit a double bed and additional furniture, with dual aspect windows for an abundance of natural light. As well as built-in storage cupboards, including one housing the gas boiler.

The dining room is a generous area that features a charming open fire, making it an inviting space for family meals or even as a cosy lounge. With an additional section the rear of the property offering dual aspect windows and a glazed door into the back garden that could be used as a charming reading nook.

From here you enter into the sitting room, where you are greeted by beautiful hardwood flooring and a decorative tiled fireplace that adds to the home's character. The ample space allows for various furniture arrangements, as well as direct access to the conservatory boasting ample natural light and a perfect flow into the garden.

From the sitting room, a rear corridor leads to bedrooms one and two. Bedroom two is a good-sized room with ample space for a double bed and features a large window overlooking the rear garden. Whilst also offering convenient storage solutions with a pull-down ladder for easy access to the additional loft space. Bedroom one, again, offers a spacious room with ample space for furniture, as well as dual aspect windows for floods of natural light, and a large built-in wardrobe.

Externally, the property boasts off-road parking for two cars at the front, alongside access to a large garage/carport offering further parking and ample storage options. The garage features varying temporary partitions, allowing for creative use of the space.

The gardens to the side and rear are beautifully laid out, featuring a mix of lush lawns, vibrant flower beds, and mature shrubs, providing a delightful outdoor sanctuary, especially of this size in such a central location. Direct access to Ducks Lane footpath further offers easy access to Chediston Street and the local market.

With so much potential for redevelopment, modernisation, and personalisation, this home is a truly rare opportunity to create a bespoke family home in the heart of Halesworth. Don't miss your chance to explore the possibilities this inviting property has to offer!

### Agents notes...

A pre-recorded walkaround tour is available for this property - Council Tax Band C - EPC Pending







TOTAL FLOOR AREA : 1473 sq.ft. (136.8 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  
C

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



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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