



Earsham Street, Bungay NR35 1AQ

welcome to

Earsham Street, Bungay

This Grade II Listed Town House is situated in the heart of Bungay, it boasts a wealth of original style features and is beautifully presented. The generous sized accommodation offers versatile living space with three reception areas and three bedrooms, masters ensuite and stunning family bathroom.



Entrance Hall

Front door, door to cellar, pamment tiled flooring, stairs to first floor, storage cupboard, radiator.

Cellar

5' 2" x 13' (1.57m x 3.96m)

Living Room

13' 11" plus alcove x 14' 10" (4.24m plus alcove x 4.52m)

Window to front aspect, open fire place, radiator, exposed wooden flooring.

Family Room

12' 11" max x 13' 9" max into alcove (3.94m max x 4.19m max into alcove)

Open fire place, radiator, exposed wooden flooring.

Dining Room

11' 9" max x 7' 11" plus boot area (3.58m max x 2.41m plus boot area)

Radiator, shelving.

Kitchen

21' 9" x 7' 5" max (6.63m x 2.26m max)

Two windows to side aspect, fitted kitchen with a range of handmade wall units, Butler sink and drainer, wood work surfaces, cooker point, shelving, vaulted ceilings, door to garden.

Landing

Stairs from ground floor, stairs to bedroom one, airing cupboard.

Attic Bedroom Suite

Bedroom One

14' 1" x 11' 9" max (4.29m x 3.58m max)

(Sloping ceilings) Window to front aspect, exposed brick work, wooden flooring.

En Suite

Window to front aspect, claw foot bath with mixer taps, WC, vanity basin and taps with storage unit under, exposed floorboards, column radiator and heated towel rail, wood panelling.

Bedroom Two

12' x 12' 2" (3.66m x 3.71m)

(This room currently has a temporary partition, that could easily be removed if not required) Window to front aspect, radiator, storage alcove.

Bedroom Three

8' 10" x 12' 2" max (2.69m x 3.71m max)

(Including stair bulkhead ingress) Window to front aspect, radiator.

Bathroom

12' 4" max x 13' 1" max (3.76m max x 3.99m max)

Window to rear aspect, radiator, freestanding claw foot bath with mixer taps, wash hand basin, WC, painted floorboards.

Outside

The rear garden is mainly laid to patio with planted borders, various garden outbuildings and it is all enclosed by walls and fences. There are mature trees, shrubs and bushes.

Outbuildings

Brick Shed

Utility Area

6' x 3' 10" (1.83m x 1.17m)

Plumbing for washing machine, space for tumble dryer, tiled surrounds.

Summer House

9' 9" x 12' 10" (2.97m x 3.91m)

Power, light, French doors to patio area, pamment tiled flooring.



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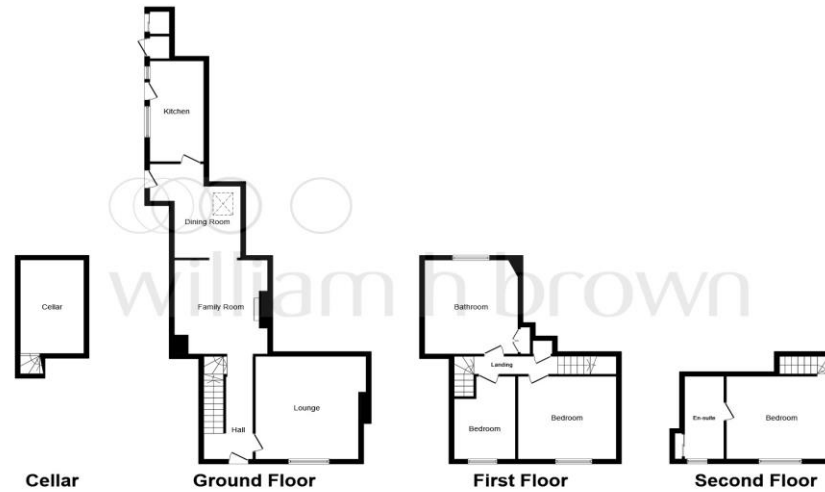
welcome to

Earsham Street, Bungay

- Period Town House
- Three Reception Rooms
- Beautiful Presentation
- Town Centre Location
- Landscaped Garden

Tenure: Freehold EPC Rating: Exempt

£345,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for William H Brown. Powered by www.focalagent.com



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Property Ref:
BGY104883 - 0006

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