



15 LADYS MEADOW
BECCLES, NR34 9DR



This delightful cottage is ideally positioned close to the town centre of Beccles.

As you enter the property, you immediately come in to the inviting sitting room.

Following on through to the dining room, which gives access to the first floor and the kitchen.

To the rear of the property the ground floor is completed by the family bathroom and hall giving access to the back garden.

On the first floor, you find the main bedroom at the front of the property. The second bedroom is central to the first floor and also provides access to the third bedroom to the rear of the property.

There is a small, picket-fenced area at the front of the property. The rear garden is bordered by conifers and fencing and comprises of a paved terrace and lawned area.

Beccles is a busy market town with a wide variety of shops, restaurants, schools, pubs and supermarkets. A market selling fresh produce is held every Friday in the town.

The property is situated just minutes walk from the local train station. There is also a local bus station

which runs a regular service to Lowestoft, Norwich and many of the smaller villages around.

SERVICES

All mains services are connected. (Durrants has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order.)

VIEWING

Strictly by appointment with the agent's Beccles Office.

LOCAL AUTHORITY

East Suffolk Council. Council Tax Band – A

AGENTS NOTE

Property is being sold with tenant in situ.





CLOSE TO
TOWN
CENTRE

FLOOR PLAN



Residential Agricultural Commercial On Site Auctions Property Management Building Consultancy Auction Rooms Holiday Cottages

IMPORTANT NOTICE

Durrants and their clients give notice that:

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2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents. Durrants have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

CONTACT US

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