

Flick & Son

Coast and Country




Heveningham, Halesworth

Rent: £1,325 PCM, Council Tax: Band B

- Recently renovated
- Spacious reception room/additional bedroom
- Large garden & summerhouse
- EPC: C
- Sorry no smokers or pets
- Large kitchen/diner
- Master bedroom with ensuite
- Rural setting
- Holding deposit: £305.77



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

DESCRIPTION

Flick & Son are pleased to offer to rent this beautiful three bedroom home within a converted farmhouse located in sought after Heveningham.

ACCOMMODATION

Through the feature front door you are greeted with the entrance hall which leads through to the fabulous open plan kitchen/diner and living area. There is also an additional spacious reception room along with a downstairs shower room.

Upstairs there is a fantastic master bedroom with ensuite shower room, along with two further bedrooms and a family bathroom.

Outside there is a patio area along with a large garden with summerhouse.

The property is heated via a bio mass heating system. It has an EPC rating C.

LOCATION

Located about five miles south of the popular market town of Halesworth, Heveningham adjoins the village of Huntingfield which is centred around the green and the Huntingfield Arms pub

Halesworth has a wide variety of shops which cater for virtually every day needs including a library, doctors surgery and cottage hospital which make it very self-contained. The town is also well served with transport communications having a railway station which offers a service via Ipswich to London Liverpool Street.

AVAILABILITY

This property is available from the 10th July 2024 for a minimum term of twelve months.

Council Tax : Band B

Deposit required : £1,528.84

Sorry, no smokers or pets

VIEWINGS

Please contact Flick & Son, Ashford House, High Street, Saxmundham, IP17 1AB for an appointment to view.
 High Street, Saxmundham, Suffolk, IP17 1AB lettings@flickandson.co.uk
 01728 633773 www.flickandson.co.uk