



FLAT 3
CUMBERLAND CLOSE, SOUTHWOLD



Flat 3 is a well presented apartment situated within a prominent location in the centre of Southwold.

The property has been well maintained by the owners and is being sold fully furnished, offering an idyllic lock up & leave or holiday let. The property additionally benefits from parking.

You enter the property via the rear communal entrance with allocated storage for each apartment. Stairs lead up to the apartment which is located on the second floor, you access into a useful entrance hallway which leads to all main accommodation of the home. Situated to the front of the home is an open plan kitchen/dining room/sitting room with lovely large windows looking towards the green.

Located beyond this, towards the rear, is a good size family bathroom and two double bedrooms; both with built in storage.

The property additionally benefits from rear communal courtyard, several allocated storage areas and car port parking to the rear.

Situated just a short walk to the beach and popular High Street, the property is ideally located to enjoy

all that the popular seaside town has to offer. A picturesque and thriving market town, often described as the 'Best Seaside Town', Southwold is dotted with independent boutiques and shops, a thriving independent cinema and an excellent variety of restaurants and cafes.

TENURE

Leasehold with a share of the freehold. Current lease is 999 years starting from 21st October 2009. The seller also owns a share of the freehold.

VIEWING

Strictly by appointment with the agent's Southwold Office.

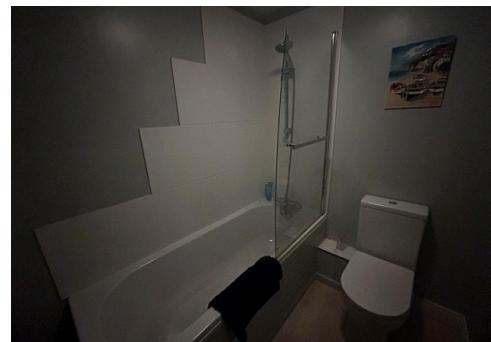
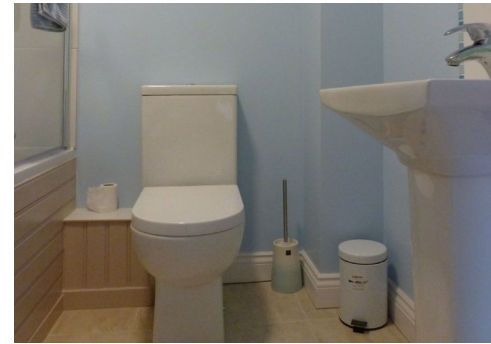
LOCAL AUTHORITY

East Suffolk Council. Band C

SERVICES

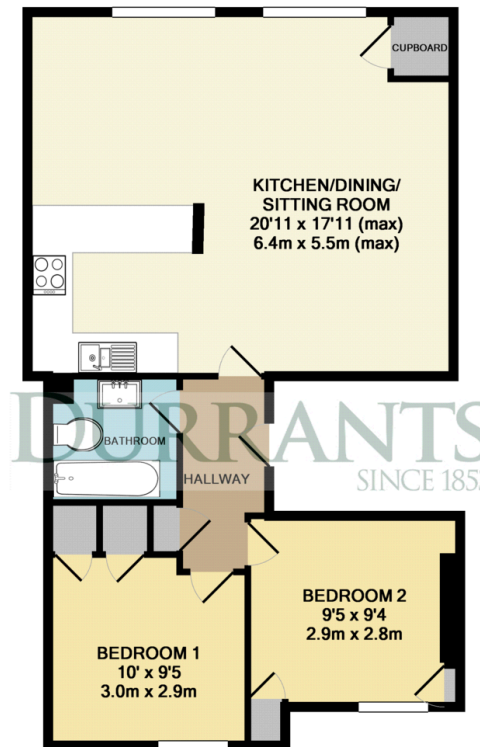
All mains service are connected. (Durrants has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order.)





FULLY
FURNISHED

FLOOR PLAN



TOTAL APPROX. FLOOR AREA 654 SQ.FT. (60.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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