



HIGH BANK
STATION ROAD, SOUTHWOLD



This end terraced 1930s property with enclosed rear garden has been recently renovated and is situated a short distance from the sea front and High Street.

Situated in an elevated position on Station Road, High Bank provides flexible accommodation over two floors.

Steps lead up to the front garden and you are welcomed into the property through a glazed porch, excellent for boots and coats, and into the entrance hall with stairs to the first floor and doors to the two reception rooms, the living room which has an original fireplace and bay window to the front, and a large open plan and recently extended kitchen/diner with a range of built in units and bi-fold doors into the rear garden, ideal for alfresco dining.

Stairs from the hallway lead to the first floor where there is a generous landing, two double bedrooms and a single bedroom. The first floor accommodation is completed with a new bathroom.

Outside the front garden is laid to lawn with mature hedging. To the rear the garden is divided into two, the first section providing a newly laid large patio and beyond this a good sized lawned area.

A picturesque and thriving market

town, Southwold is dotted with independent boutiques and shops, a thriving independent cinema and an excellent variety of restaurants and cafes.

TENURE-

Freehold

LOCAL AUTHORITY

East Suffolk Council – Band C

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 Southwold Office.
Telephone: 01502 723292 Email: southwold@durrants.com



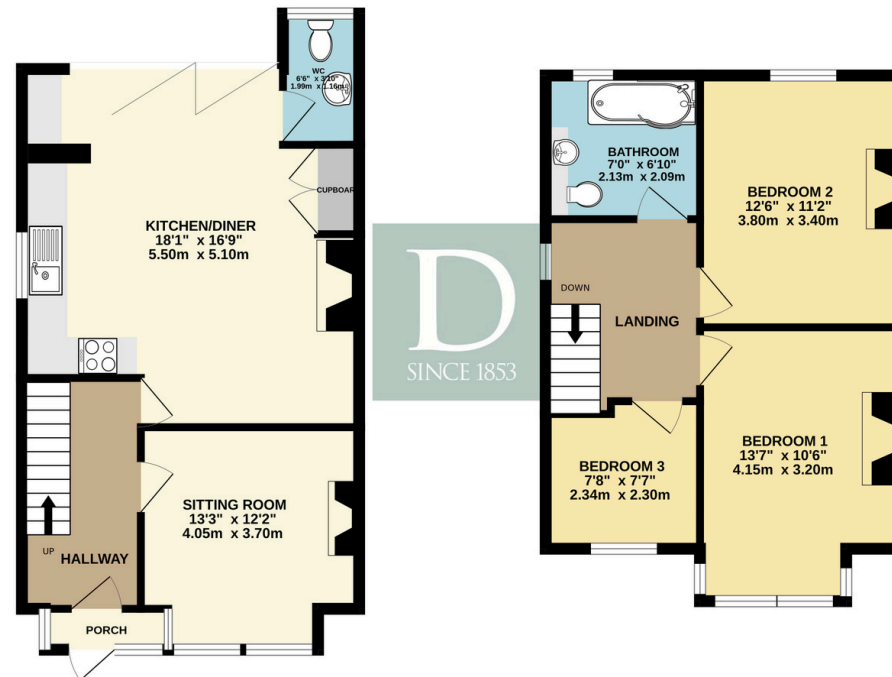


RECENTLY
RENOVATED

FLOOR PLAN

GROUND FLOOR
473 sq.ft. (44.0 sq.m.) approx.

1ST FLOOR
426 sq.ft. (39.6 sq.m.) approx.



TOTAL FLOOR AREA : 899 sq.ft. (83.5 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 operation or efficiency can be given.
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