



101 Dukes Drive,
Halesworth, Suffolk IP19 8TJ



**MUSKER
McINTYRE**
ESTATE AGENTS

A two bedroom semi-detached bungalow which has the benefit of a drive and a garage. Situated within a close and walking distance to the town centre. Offered with no onward chain.

Accommodation comprises briefly:

- Hallway
- Sitting room/dining room
- Kitchen
- Conservatory
- Two bedrooms
- Gas central heating
- Shower room
- Rear enclosed private garden
- Garage
- Driveway parking for several cars
- Upvc Double Glazed
- Chain free



The Property

An entrance door leads into the entrance hall where there is a storage cupboard. The sitting room is a good size and sliding patio doors to the rear open into a good sized conservatory, where you can sit and enjoy the south facing rear garden. The kitchen is fitted with an electric oven and hob. There are two bedrooms, one double and one single room. The shower room has a shower, w.c. and wash basin.

The bungalow is within walking distance to the supermarket and the town's facilities, and has the benefit of gas central heating and fully UPVC double glazing and a conservatory.



Outside

The bungalow is approached over a sloped tarmac drive which levels out and provides parking comfortably for three vehicles. The driveway leads past the front door and up to the garage, which benefits from power and a water connection and a worktop area to the rear with space for a washing machine and tumble dryer. A garden gate provides access to the rear garden. An area of patio lies behind the property, otherwise the rear garden is laid to lawn and is bordered by timber fencing.

Location

Halesworth provides many independent shops, primary school, public houses, restaurants, doctors, vets and a supermarket. It has a thriving centre of arts for the community called 'The Cut' which is used as a theatre, cinema, exhibitions and workshops. There is a train station with services to London Liverpool Street via Ipswich. The heritage coastline of Suffolk with the lovely beaches of Southwold and Walberswick are a 20 minutes drive away.

Fixtures & Fittings

All fixtures and fittings are specifically excluded from the sale (unless mentioned in the sales particulars), but may be available in addition, subject to separate negotiation.

Services

Gas central heating. All mains connected.
Energy Rating: C

Local Authority: East Suffolk Council

Tax Band: B

Postcode: IP19 8TJ

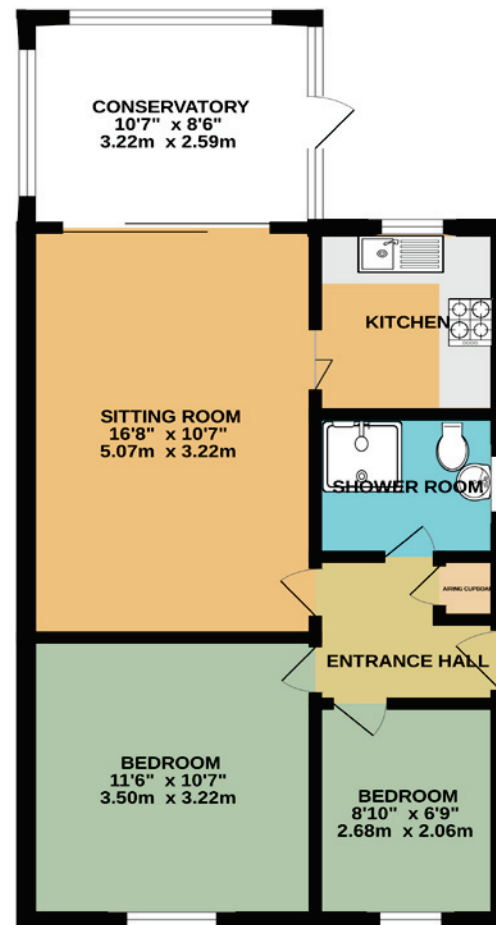
Tenure

Vacant possession of the freehold will be given upon completion.

Agents' Note

The property is offered subject to and with the benefit of all rights of way, whether public or private, all way leaves, easements and other rights of way whether specifically mentioned or not.

Guide Price: £190,000



TOTAL FLOOR AREA : 577 sq.ft. (53.6 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 operability or efficiency can be given.
Made with Metropix 5/2025

To arrange a viewing, please call 01986 888205

Offices throughout Norfolk & Suffolk:

Bungay	01986 888160
Diss	01379 644822
Norwich	01603 859343
Harleston	01379 882535
Loddon	01508 521110
Beccles	01502 710180

Important Note: The floor plan is not to scale and is only intended as a guide to the layout. For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Furthermore NB:1. All dimensions are measured electronically and are for guidance only. 2. Descriptions of a property are inevitably subjective and the descriptions contained herein are used in good faith as an opinion and not by way of statement of fact. 3. Information regarding tenure, length of lease, ground rent and service charges is provided by the seller. These details do not form any part of any contract. Items included in a sale (curtains, carpets etc) are for you and your solicitor to agree with the seller.



A member of **onTheMarket**.com



HALESWORTH OFFICE
15A Thoroughfare
Halesworth
Suffolk
IP19 8AH

Tel. 01986 888205
halesworth@muskermcintyre.co.uk

www.muskermcintyre.co.uk