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St. Annes Close, Beccles, Suffolk

Offers Over £300,000

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LOCATION

Beccles town is made up of small market squares and winding streets nestled by the River Waveney with fantastic views of the Southern Broads. The town centre provides a blend of quirky, independent shops, restaurants, cafes and other services that make it a highly desirable place to live. There are a host of community events, festivals and entertainment held throughout the year. Beccles offers a wealth of diversity, combining history with modern-day culture.

MAIN ACCOMMODATION

ENTRANCE HALL

Welcoming entrance hall with fitted carpet, large cloaks cupboard, stairs to first floor, radiator, hard wood double glazing to front.

SHOWER ROOM

Three piece white suite comprising low level WC, pedestal wash hand basin and walk-in shower enclosure with electric shower attachment over. Tiled flooring, tiled splashbacks, radiator, extractor fan, shaver point window to side.

DOUBLE BEDROOM

Fitted carpet, radiator, double glazed window to front, built-in wardrobe.

KITCHEN / DINING ROOM

Separated by a dividing archway; the kitchen area is fitted with a range of wall mounted and base units with rolled edge laminate work surface over, Inset sink with drainer and mixer tap. Integral hob with extractor, high level double oven, under-counter fridge and dishwasher. Tiled splash backs, tiled flooring, radiator, external door to side, window to front, open into dining area. Dining area has tiled flooring, radiator, large full length picture window to rear over-looking the rear garden.

SITTING ROOM

Laminate flooring, radiator, feature flagstone fire place, double doors to conservatory.

CONSERVATORY

Of half brick construction with uPVC glazing on three aspects with glass self cleaning roof, wood flooring, double doors to rear and single personnel door to side.

LANDING

Stairs from ground floor, fitted carpet, airing cupboard, storage cupboard.

DOUBLE BEDROOM

Fitted carpet, radiator, window to side, walk-in wardrobe.

BATHROOM

Three piece white suite comprising low level WC, pedestal wash hand basin and panel bath. Tiled flooring, tiled splash back, radiator, window to front.

DOUBLE BEDROOM

Fitted carpet, radiator, window to front.

OUTSIDE & GARDENS

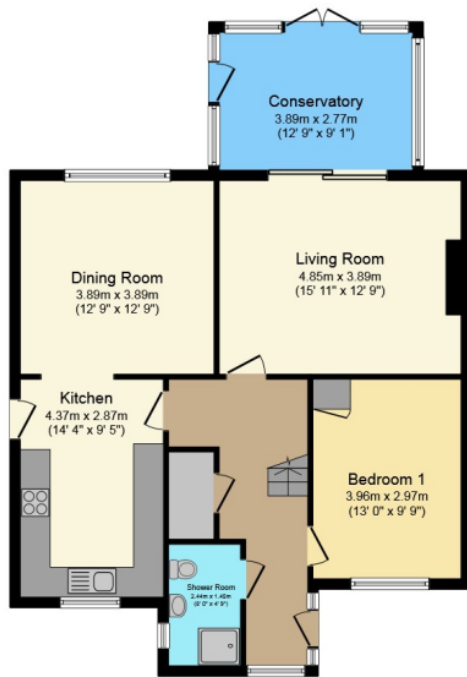
Outside, the property has off street parking for multiple vehicles with access to a detached garage. The rear garden is beautifully manicured and planted with a range of mature trees, shrubs and perennials that offer year-round interest and colour. There are a variety of seating areas dotted around the garden making this the perfect space to relax and entertain.

FLOORPLAN

DIMENSIONS

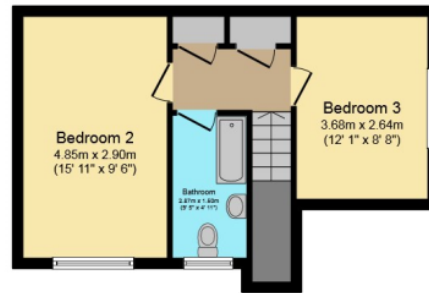


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Ground Floor

Floor area 88.0 sq. m. (947 sq. ft.) approx



First Floor

Floor area 37.0 sq. m. (398 sq. ft.) approx

Total floor area 125.0 sq. m. (1,345 sq. ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

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*Source: Hitwise Nov 2011.

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