

Plot 6 Sky View  
Ilketshall St  
Lawrence  
Beccles



**ATTIK**  
CITY | COUNTRY | COAST





## Plot 6 Sky View

Guide Price £400,000

### **The luxury new-build home on a great private plot.**

Plot 6 is a beautifully appointed three-bedroom detached home offering stylish, well-planned living across two floors — complete with west-facing garden, quality finishes, and a real countryside feel. Located just a short walk from the local primary school, and only minutes from the market towns of Halesworth and Bungay, this home forms part of the prestigious Sky View development by Jordan Developments — a bespoke community of just 25 homes surrounded by open fields and landscaped green space.

Step inside and you're greeted by a bright entrance hall with cloakroom and understairs storage. To the left, the spacious living room features a wood-burning stove and flows seamlessly into the dining area, which opens via bi-fold doors to the sunny rear garden. A breakfast bar kitchen with integrated Bosch or Neff appliances offers both functionality and flair, with sleek cabinetry and optional quartz or resin-stone worktops for early buyers. The layout offers a social and flexible living space, ideal for both entertaining and day-to-day comfort.

Upstairs, you'll find two well-proportioned double bedrooms — including a rear-facing principal bedroom with en-suite shower room — along with a generous single bedroom (or ideal home office) and a family bathroom. Additional built-in storage and airing cupboard space keeps things tidy.

Outside, the enclosed west-facing garden includes a beautiful Indian slate patio, lawn, and rear access to the attached single garage with electric roller door and power. Driveway parking for two cars completes the package.

As with every Jordan Developments home, the property is fitted with underfloor heating, oak internal doors, brushed steel fittings, Cat 5 cabling, a Vaillant air source heat pump, solar PV panels, and an EV charging point — all contributing to its EPC A rating for energy efficiency.

At the heart of Sky View lies a beautifully landscaped communal green with a play area and SuDS wildlife pond, offering a tranquil village setting with a real sense of community. The stunning Suffolk coast is within easy reach, while excellent transport links keep you connected to Norwich and beyond.

Plot 6 offers the comfort of a new-build with all the warmth of a home designed for living well.

### **Agents notes...**

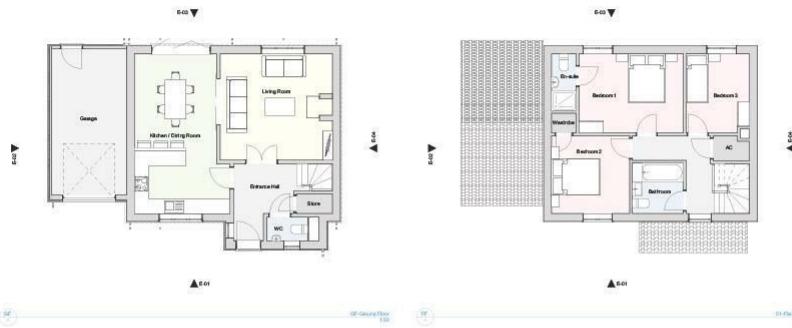
Internal photos are of previous properties by Jordan Developments; more to follow.



Local Authority  
East Suffolk

Council Tax Band

Directions



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(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	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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Halesworth Office Sales  
ATTIK in the Attic  
The Cut New Cut  
Halesworth  
Suffolk  
IP19 8BY

Contact  
01986 899532  
[enquiries@attikccc.co.uk](mailto:enquiries@attikccc.co.uk)  
[www.attikccc.co.uk](http://www.attikccc.co.uk)