

Flick & Son

Coast and Country



Southwold, Suffolk

Rent: £1,050 PCM,

Council Tax: Band C

- Prime town centre location
- Two double bedrooms
- Short stroll from the beach
- EPC D
- Sorry no smokers
- Private roof terrace
- Spacious kitchen
- Parking for one car available
- Holding deposit: £242.30

High Street, Saxmundham, Suffolk, IP17 1AB
01728 633773

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www.flickandson.co.uk



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

DESCRIPTION

Flick & Son are pleased to offer for rent this fabulous two bedroom first floor maisonette with private terrace located in the heart of Southwold.

ACCOMMODATION

As you enter the property you are greeted by a large entrance hall, off of which you find a fitted kitchen and also a spacious living room which benefits from two large windows letting in lots of natural light.

Upstairs there is a large master bedroom also benefitting from two large windows and an additional double bedroom, along with the family bathroom.

Outside to the front of the property there is a large private courtyard which is a real sun trap!

The property is heated via gas central heating. EPC Rating D.

NB: Parking space available by separate negotiation with the property owner.

LOCATION

Occupying a prominent position on the Suffolk Heritage Coast, a designated Area of Outstanding Natural Beauty, Southwold has an excellent range of boutique and High Street shops and is set around numerous greens and bordered by a large common. Southwold has a sandy beach with pier and the promenade is lined with colourful beach huts. At the south of the town lies the River Blyth and Southwold harbour, beyond which is the coastal village of Walberswick. The surrounding area and coastline is renowned for its leisure pursuits which include the RSPB Reserve at Minsmere.

AVAILABILITY

The property is available from 12th December 2026

Council Tax: Band C

Deposit required: £1,211.53

Sorry no smokers.

VIEWS
High Street, Saxmundham, Suffolk, IP17 1AB
Please contact Flick & Son, Ashford House, High Street, Saxmundham, IP17 1AB for an appointment to view.
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