



JENNIE JONES  
EST. 1993

ESTATE AGENTS

**STANHOPE CLOSE**

Snape | Suffolk

**£255,000**

# 16 STANHOPE CLOSE, SNAPE IP17 1RH

Snape Maltings: 0.5 miles  
Saxmundham (shops & station): 3 miles  
Aldeburgh: 5 miles

- Entrance Hall ● Sitting Room ● Kitchen / Dining Room ●
- Conservatory ● Three Bedrooms ● Family Bathroom ●
- Garden Studio ● Garage & Off Road Parking ●

## The Property

16 Stanhope Close is a modern three-bedroom semi-detached home tucked away in a sought-after residential area of Snape. The house offers light and versatile living spaces with uPVC double glazing and electric heating, together with a lovely rear garden that includes a superb garden studio.

The ground floor accommodation comprises an entrance hall, a comfortable sitting room, a spacious kitchen/dining room with direct access to the conservatory, and a bright conservatory opening to the garden. Upstairs, the landing leads to three bedrooms – two doubles and a single – and a family shower room.

Outside, the property has a driveway providing off-road parking, a garage, and a pleasant rear garden with lawn and patio areas. The garden is further enhanced by a timber garden studio, ideal as a home office, hobbies room, or additional entertaining space.

This is a well-located home in a much-loved village, with excellent potential for buyers seeking a practical property with a special extra feature in the garden.

## The Location

Stanhope Close is a peaceful cul-de-sac in the heart of Snape, one of Suffolk's most desirable villages. Snape is world-fa-

**Modern three-bedroom semi-detached home in sought-after Snape, with garden studio, garage, conservatory and parking.**



mous for Snape Maltings, home to the Aldeburgh Music Festival, with a year-round programme of concerts, shops, galleries, and cafés on the banks of the River Alde.

The village is also a paradise for walkers, with footpaths leading through the Suffolk Coast & Heaths Area of Outstanding Natural Beauty, alongside the River Alde, across marshes and meadows, and through ancient woodland. These routes connect to RSPB Minsmere, Orford, Iken and onwards to the Heritage Coast.

Snape also offers a primary school and a welcoming local pub. Nearby Aldeburgh (5 miles) provides a wide range of shops, restaurants and a shingle beach, while Saxmundham (3 miles) has supermarkets, further amenities, and a mainline railway station with services to Ipswich and London Liverpool Street.

### Services

Mains water, mains electricity, mains drainage.

Electric storage heating.

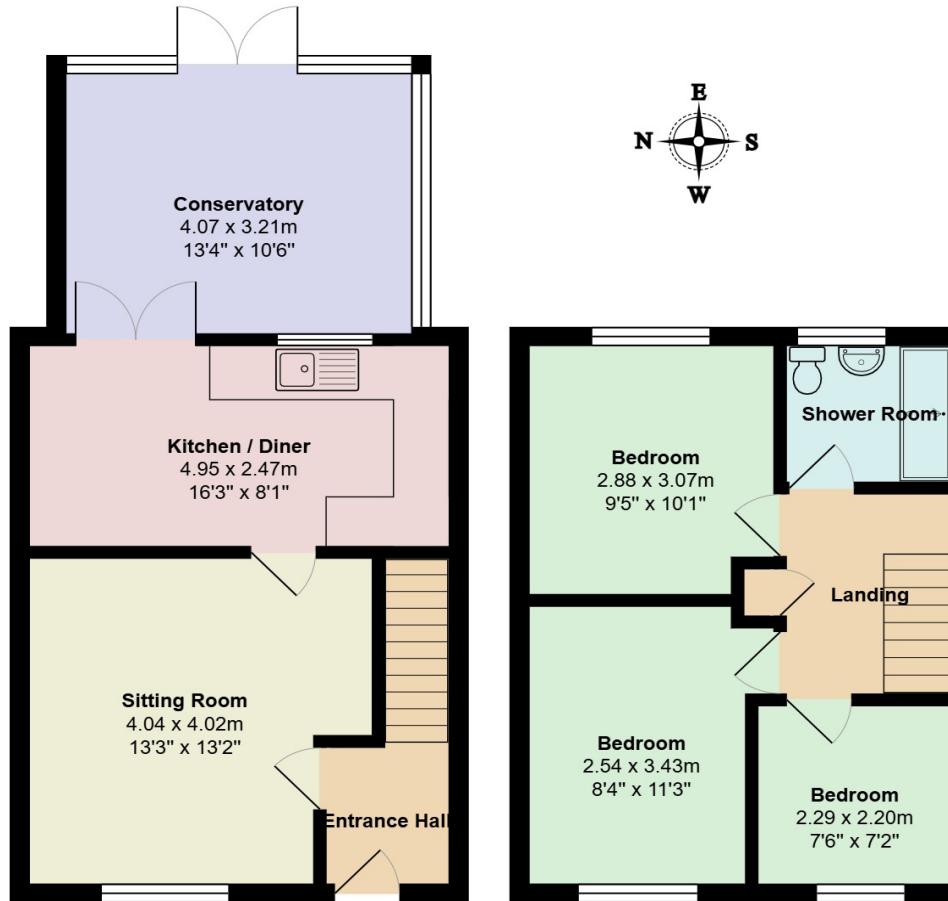
Double glazing throughout.

### Local Authority and Council Tax Band

East Suffolk Council

Council Tax Band: B





Total Area: 79.9 m<sup>2</sup> ... 860 ft<sup>2</sup>

All measurements are approximate and for display purposes only

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Jennie Jones

26 High Street  
Saxmundham  
Suffolk  
IP17 1AB

[www.jennie-jones.com](http://www.jennie-jones.com)

01728 605511

All enquiries:

[saxmundham@jennie-jones.com](mailto:saxmundham@jennie-jones.com)



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