



**Langdale Close, Felixstowe IP11 9SR**

**Not for marketing purposes INTERNAL USE ONLY**

**welcome to**

**Langdale Close, Felixstowe**

**\*\*FELIXSTOWE \*\*EXTENDED SEMI DETACHED HOUSE \*\*QUIET LOCATION \*\*LOUNGE \*\*KITCHEN/DINER \*\*STUDY \*\*THREE BEDROOMS \*\*FIRST FLOOR BATHROOM \*\*GARAGE\*\*NO ONWARD CHAIN \*\*VIEWINGS HIGHLY RECOMMENDED**





## Three-Bedroom Extended Semi-Detached Home - Felixstowe

We are pleased to offer this three-bedroom semi-detached house, situated in the heart of Felixstowe and within a short walk of the seafront, where a variety of local pubs, restaurants, and amenities can be found.

The property is conveniently located close to Felixstowe Docks, one of Suffolk's largest employers, as well as the popular Felixstowe Golf Club. The area offers a wide range of local amenities, including doctors surgeries, and provides easy access to Ipswich and Martlesham.

Internally, the property benefits from two reception rooms, three bedrooms, an upstairs bathroom and a porch entrance. The flexible layout makes the home well suited to a variety of buyers, including families, landlords, or those seeking their next home by the coast.

Viewing is highly recommended to appreciate the location and potential this property has to offer.

### Entrance Door Into-

### Porch

### Living Room

15' 9" x 11' 11" ( 4.80m x 3.63m )

### Kitchen/Diner

17' x 16' 1" ( 5.18m x 4.90m )

### Study

9' 9" x 8' 1" ( 2.97m x 2.46m )

### Landing

### Bedroom One

12' x 9' 11" ( 3.66m x 3.02m )

### Bedroom Two

11' 11" x 7' 8" ( 3.63m x 2.34m )

### Bedroom Three

8' 2" x 6' ( 2.49m x 1.83m )

### Bathroom

### Outside

### Detached Garage

### Rear Garden



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## **Langdale Close, Felixstowe**

- FELIXSTOWE LOCATION
- CLOSE TO ALL AMENITIES
- FAMILY HOME
- TWO RECEPTION AREAS
- THREE BEDROOMS

Tenure: Freehold EPC Rating: C  
Council Tax Band: C

**£375,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
IPW103983 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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