



Swift Cottage, The Street, Alderton, Woodbridge IP12 3BL

welcome to

Swift Cottage, The Street, Alderton, Woodbridge

A three bedroom house, offered with no onward chain and in a prime Woodbridge location. the property sits on 2/3 of an acre (STS) and has panoramic field views as well as a mature garden and ample off road parking, and has a myriad of countryside walks nearby.

Conservatory

Double glazed windows to side and rear aspect and double glazed patio doors leading to rear garden. Wooden flooring, radiator.

Kitchen / Diner

This high specification kitchen benefits from two velux windows. Double glazed windows to all aspects and double glazed french doors leading to garden. Door leading to the conservatory which floods the room with natural light. Wooden flooring throughout. spot lights. Fitted kitchen with a range of wall and base units over areas of compact marble effect work surface. Inset black sink with black mixer tap. Integrated oven with induction hob and space for fridge/freezer and washing machine.

Lounge

Two double glazed windows to front aspect. Wooden flooring. Two Victorian style radiators. Spot lights. Floating staircase. Fitted woodburner with brick and tile base and brick surround.

Dining Room

Two double glazed windows to side aspect. Door leading to garden. Victorian style radiator. Vaulted ceiling with exposed beams and supports.

Landing

Two double glazed windows to front aspect. Victorian style radiator. Spot lights.

Bedroom One

Two double glazed windows to front aspect and double glazed window to side aspect. Victorian style radiator. Built in wardrobe, access to loft. Wooden flooring. Door leading to:-

Ensuite

Velux window. Suite comprising low level WC, vanity wash hand basin and shower with black glass enclosure. Part tiled walls, spotlights, extractor fan.

Bedroom Two

Double glazed window to rear aspect. Victorian style radiator. Wooden flooring. Access to loft.

Bedroom Three

Double glazed window to rear aspect. Victorian style radiator. Wooden flooring.

Ground Floor Shower Room

Double glazed window to rear aspect. Half tiled walls. Suite comprising low level WC, vanity wash hand basin, corner shower with black enclosure. Herringbone tiled flooring.

Brick Workshop

Door to entry and window to side aspect.

Cabin

Windows to front and rear aspects. Fully insulated.

Garden

The front area is predominantly laid to lawn with hedges to borders. A large shingled driveway provides off road parking for multiple vehicles. The remainder of the garden has multiple seating areas with hedging, trees and flower beds. Raised decking and shingled areas. Side access. Ample room for dwelling or extension subject to planning permission

Agent's Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been



completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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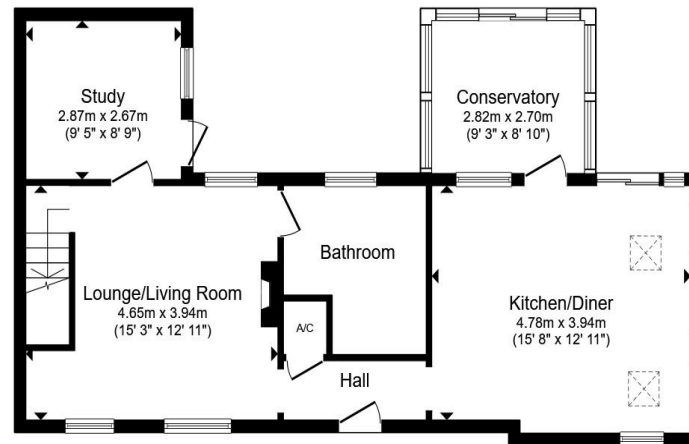
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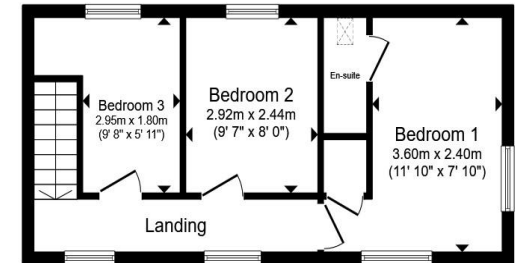
- No onward chain
- Approximately 2/3 acre plot (STS)
- Panoramic field views
- Modernised family home
- Contemporary kitchen

Tenure: Freehold EPC Rating: E
Council Tax Band: D

£450,000



Ground Floor



First Floor

Total floor area 91.6 m² (986 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
WBG109560 - 0002

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