



12A FIELDSTILE ROAD

SOUTHWOLD, IP18 6LD



12a Field stile Road is a fabulously presented modern apartment, situated in the heart of the popular market town of Southwold

The property has been renovated by the current owner to create a stylish light & airy home, positioned on the ground floor this property provides flexible accommodation.

The property is accessed via the rear through shared entrance hallway where you will find the front door. An entrance hall provides access to all main hubs of the home. Positioned to the front of the home is a large modern living room with bay window, flooding with light. Positioned beyond this is a country style kitchen which leads into the open plan dining room. The sitting room provides flexible living and can be used as a second bedroom with sofa bed. To the rear of the home is a spacious bedroom with built in storage space. The accommodation is finished with family bathroom and separate W/C.

The property additionally benefits from a rear shared courtyard garden and being a successful & established holiday let.

TENURE

Leasehold. 999 years starting from 30th May 2024. There is also 1/3 share of the freehold available.

EPC- D

VIEWING

Strictly by appointment with the agent's Southwold Office

LOCAL AUTHORITY

East Suffolk Council. Band C

SERVICES

All mains service are connected. (Durrants has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order.)



1/2



1



2





STYLISHLY
RENOVATED

FLOOR PLAN

GROUND FLOOR
631 sq.ft. (58.6 sq.m.) approx.



TOTAL FLOOR AREA: 631 sq.ft. (58.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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CONTACT US

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