

Chartered Surveyors / Estate Agents

Clarke &
Simpson

Property Update

Date: 21st June 2017

For full particulars of any of the properties, please visit our website, telephone our office or send us an email.



Location: Tunstall

Ref: 5694/C

A wonderful cottage standing in superb gardens & grounds of over 2½ acres, within the village of Tunstall, close to Snape and Orford.

See page 2

Guide Price: £595,000

OPENING HOURS

Monday	9am - 5.30pm	Thursday	9am - 5.30pm
Tuesday	9am - 5.30pm	Friday	9am - 5.30pm

The particulars and the descriptions and measurements herein do not form part of any contract and whilst every effort has been made to ensure accuracy this cannot be guaranteed.

Contact Us

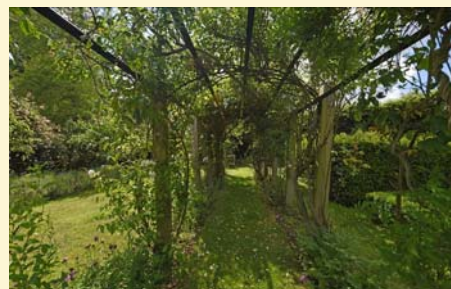
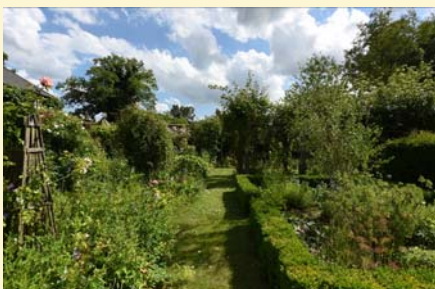


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New Instructions



Tunstall, Nr Heritage Coast

A wonderful cottage standing in superb gardens & grounds of over 2½ acres, within the village of Tunstall, close to Snape and Orford.

Reception hall, cloakroom, utility hall, kitchen, pantry, sitting room, dining area, front hall and drawing room. Master bedroom with en-suite dressing room and bathroom. Second bedroom with en-suite bathroom. Two further bedrooms and an additional bathroom. Mature, landscaped, west facing, private garden and additional meadows with maturing trees and hedging. In all, 2.6 acres.

£595,000

Ref: 5694/C

New Instructions



Stratford St Andrew, Nr Saxmundham

On the instructions of the Diocese of St Edmundsbury & Ipswich

An exciting and rare opportunity to purchase a Grade II* Listed church conversion, in an accessible location within the village of Stratford St Andrew.

Entrance lobby, reception hall and study area, open plan kitchen, dining room and sitting room, ground floor bedroom with en-suite bathroom, rear hall/utility room and cloakroom. Galleried mezzanine area, three first floor bedrooms and bathroom. Gardens and grounds of approximately 0.35 acres. Garage and parking area.

£435,000

Ref: 5745/J

New Instructions



Cratfield, Nr Halesworth

A well maintained detached three bedroom bungalow, presented in pristine condition, situated in the rural village of Cratfield.

Entrance hall, sitting/dining room, conservatory and kitchen/breakfast room. Three bedrooms, shower room and bathroom. Attractive gardens to front and rear. Driveway with ample parking for several vehicles and garage.

£350,000

Ref: 5654/W

New Instructions



Otley, Nr Woodbridge

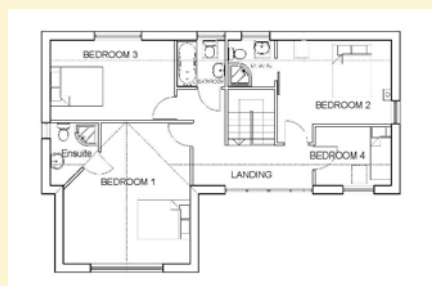
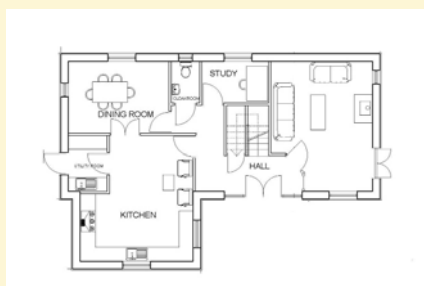
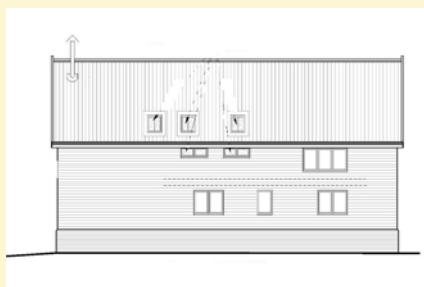
A spacious three bedroom semi detached house with excellent garden backing onto meadow and farmland, situated in the popular village of Otley.

Entrance hall, sitting room, dining room, kitchen, rear lobby, utility and WC. Three bedrooms and first floor bathroom. Good sized gardens and parking.

£279,500

Ref: 5772/W

New Instruction



Woolpit, Nr Bury St. Edmunds

On the instructions of the Diocese of St Edmundsbury & Ipswich

A single building plot with pp for the construction of a four bedroom detached house, on a site of nearly a third of an acre close to the centre of the delightful and popular village of Woolpit.

A building plot extending to approximately 0.3 acres with planning permission for the construction of an attractive four bedroom house extending to nearly 1,900 square feet (174 square metres) offering: entrance hall, sitting room, open plan kitchen/breakfast room, dining room, study, utility room and cloakroom on the ground floor, together with a master bedroom with en-suite shower room, guest bedroom with en-suite shower room, two further bedrooms and family bathroom on the first floor. Driveway and good sized gardens.

£220,000

Ref: 5561/J

Back on the Market



Bedfield, Nr Framlingham

An enchanting two bedroom terrace cottage backing onto farmland at the rear, situated in a lovely location in Bedfield.

Sitting room, kitchen/dining room, cloakroom, two double bedrooms and bathroom on the first floor. Low maintenance gardens to the front and rear, and backing onto farmland at the rear. Two allocated parking spaces.

£245,000

Ref: 5722/W

Clarke &
Simpson



*Guiding
you in
the right
direction*



www.clarkeandsimpson.co.uk

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