

Chartered Surveyors / Estate Agents

**Clarke &
Simpson**

Property Update

Date: 20th November 2020

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



Location: Campsea Ashe, Nr Wickham Market

Ref: P6548/J

A beautifully presented family home with impressive studio and home office, in the centre of Campsea Ashe, between Wickham Market and the Heritage Coast.

See page 2

Guide Price: £560,000

OPENING HOURS

Monday	9am - 5.30pm	Thursday	9am - 5.30pm
Tuesday	9am - 5.30pm	Friday	9am - 5.30pm
Wednesday	9am - 5.30pm	Saturday	9am - 1.00pm

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.

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New Instruction



Campsea Ashe, Nr Wickham Market

A beautifully presented family home with impressive studio and home office, in the centre of Campsea Ashe, between Wickham Market and the Heritage Coast.

Entrance hall, 19' sitting room, 18' kitchen/dining room, study, utility room and cloakroom. Master bedroom with en-suite shower room, guest bedroom with en-suite shower room, two further bedrooms and family bathroom. Studio outbuilding comprising a gym on the ground floor and home office on the first floor. Generous driveway and landscaped gardens.

£560,000

Ref: 6548/J

New Instruction



Dunwich, Heritage Coast

A delightful three bedroom semi-detached Victorian cottage located in a wonderful position along an unmade track, within the village of Dunwich and walking distance of the sea.

Porch, kitchen and sitting/dining room. Three double bedrooms and bathroom. Substantial off-road parking. South facing rear garden with views over grassland.

£475,000

Ref: 6550/C

New Instruction



Bedfield, Nr Debenham

Two new three bedroom bungalows situated in the centre of the village of Bedfield, between Debenham and Framlingham.

A new development of just two three-bedroom detached bungalows each extending to approximately 1225 sq ft, excluding the garage, and comprising open plan kitchen/sitting/dining room and utility room. Bedroom one with en-suite shower room, two further bedrooms and bathroom. Both with off-road parking for at least two vehicles and with south-west facing gardens with field views.

£399,950 Per Bungalow

Ref: 6554/C

New Instruction



Gosbeck, Nr Coddendam

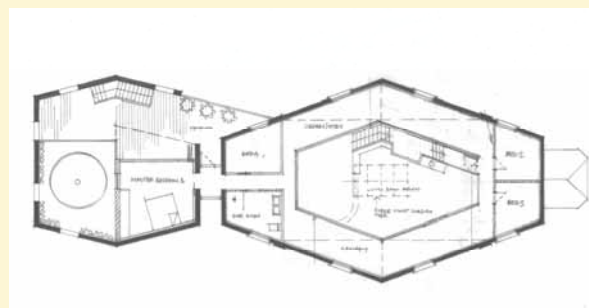
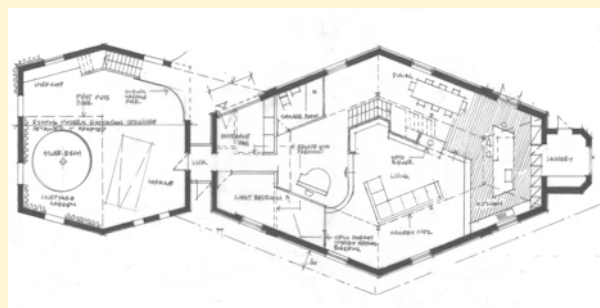
A charming detached cottage in a wonderful rural location, with gardens and grounds of nearly three quarters of an acre.

20'7 sitting/dining room, kitchen and bathroom. Main bedroom and landing/study. Converted 'Shepherd's Hut'. Useful range of storage sheds. Generous driveway and grounds of approximately 0.65 acre.

£375,000

Ref: 6553/J

New Instruction



Fressingfield, Nr Harleston

An unusual opportunity to convert a substantial chapel to a single dwelling within the village of Fressingfield.

Planning permission and listed building consent to convert Fressingfield's Former Baptist Chapel to a single dwelling to comprise entrance hall, kitchen, utility room, dining room, living room and ground floor bedroom and shower room. Four first floor bedrooms, two shower rooms and study. Integral garage and courtyard garden.

£320,000

Ref: 6551/C

New Instruction



Woodbridge

A two double bedroom ground floor apartment with parking and courtyard gardens, set along The Thoroughfare in the centre of Woodbridge.

Entrance lobby, 16' sitting room, kitchen/dining room and bathroom. Bedroom with en-suite cloakroom, and second double bedroom. Two courtyard gardens. Parking for up to two vehicles. Freehold available by separate negotiation.

£295,000 Leasehold

Ref: 6540/J

New Instruction



Benhall, Nr Saxmundham

Four new semi-detached two bedroom houses located on a no through road in a delightful location within the village of Benhall, near Saxmundham and 6 miles from The Heritage Coast.

Hallway, kitchen, sitting/dining room with wood burner and cloakroom. Two first floor double bedrooms, en-suite shower room and bathroom. Two designated parking spaces and north-west facing gardens.

£275,000

Ref: 6549/C

New Instructions



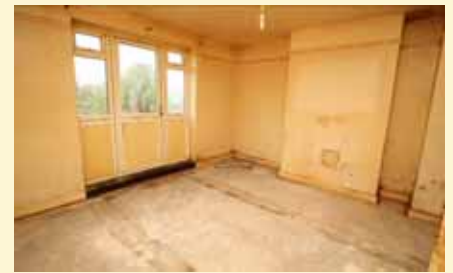
Darsham, Nr Heritage Coast

A three bedroom semi-detached chalet bungalow on an extensive plot, located in the village of Darsham, just a short drive from the Heritage Coast at Dunwich

Entrance hall, kitchen, sitting/dining room, rear lobby, family bathroom and ground floor bedroom. Two first floor bedrooms. Off-road parking. Enclosed garden to rear.

OIEO £175,000

Ref: 6546/B



Charsfield, Nr Wickham Market

A two bedroom semi-detached ex-local authority bungalow located in a quiet cul-de-sac in the popular village of Charsfield.

Sitting room, kitchen, two bedrooms, wet room, separate WC and store room. Substantial rear garden and enclosed front garden. Communal parking area.

OIEO £150,000

Ref: 6541/B

Back on the Market



Darsham, Nr Heritage Coast

A modern and spacious four bedroom property, located in heart of the village of Darsham, close to the Heritage Coast

Entrance hall, sitting room, dining room, kitchen/breakfast room, utility room and cloakroom. Master bedroom with en-suite shower room. Three further bedrooms and family bathroom. Off-road parking. Attached garage. Garden to rear.

£425,000

Ref: 6492/B

Back on the Market



Laxfield

Last One Remaining

A spacious & contemporary, three-bedroom detached bungalow with generous garden & single garage, located on the edge of the popular village of Laxfield.

Entrance hall and open plan kitchen/living/dining room. Principal bedroom with en-suite shower room, two further bedrooms and a family bathroom. Generous garden. Single garage and ample off-road parking. Finished to a very high specification. 10-year Protek structural warranty.

£410,000

Ref: 6442/2/B

Back on the Market



Wilby, Nr Eye

A charming and beautifully presented semi-detached cottage with lovely gardens located in the village of Wilby 1.5 miles from Stradbroke.

Kitchen/dining room, sitting room, study/bedroom three. Ground floor bathroom and pantry/utility room. Two first floor double bedrooms. Pretty front and rear gardens with outbuilding. Parking for at least two vehicles.

£289,500

Ref: 6400/C



Darsham, Nr Heritage Coast

Cheyne Green is a stunning new development of just twenty contemporary two, three, four and five bedroom homes in the charming village of Darsham, and being built by the well regarded local housebuilder, Sunbury Homes. Incentives available.

Plot 5 (The Alde) is a brand new, three bedroom mid terraced house, built to a high and energy efficient specification, situated in a prominent position just off The Street.

£274,995

Ref: 5906/5/J

New Price



Brundish, Nr Framlingham

A former farmhouse in grounds of nearly an acre, that now requires renovation and refurbishment, in a rural location and forming part of the Parish of Brundish.

Entrance hall, drawing room, kitchen/breakfast room, sitting room, garden room and cloakroom. Three bedrooms and bathroom. Gardens and grounds, including a pond, that extend to nearly an acre.

£535,000

Ref: 6488/J

New Price



Chediston Nr Halesworth

A semi-detached local authority house requiring general modernisation, standing in a pleasant rural location in the Parish of Chediston, 3 miles from Halesworth.

Sitting/dining room, kitchen, utility cupboard, bathroom and cloakroom. Three first floor bedrooms. Grounds of 0.12 acres. Single designated parking space.

£175,000

Ref: 6454/C



Alderton, Nr Heritage Coast

A pretty mid-terrace cottage requiring complete internal renovation situated in the centre of the village of Alderton, just over a mile from the sea.

Sitting/dining room, kitchen and downstairs bathroom. First floor bedroom. Pretty south facing garden. On road parking in the vicinity.

OIEO £115,000

Ref: 6401/C

New Homes—Blyth Vale, Halesworth

Halesworth

Blyth Vale is an outstanding collection of 2, 3 & 4 bedroom stylish new homes, by the award-winning Hopkins Homes, in the picturesque Suffolk town of Halesworth, with the Suffolk Heritage Coast, a designated area of outstanding natural beauty, a short drive away.



Plot 150 - The Blythburgh; a four bed link-attached house with garage and parking
£415,000 Ref: 6446/150/J



Plot 23 - The Elmham; a three bed detached house with garage and parking
£325,000 Ref: 6446/23/J



Plot 20 - The Walpole; a three bed link-attached house with garage and parking
£320,000 Ref: 6446/20/J



Plot 151 - The Walpole; a three bed mid-link-attached house with garage and parking
£310,000 Ref: 6446/151/J



Plot 26 - The Broadway; a three bed mid-terraced house with garage and parking
£265,000 Ref: 6446/26/J



Plot 29 - The Brampton; a three bed mid-terraced house with two parking spaces
£290,000 Ref: 6446/29/J



Plot 156 - The Bramfield; a two bed semi-detached house with garage and parking
£250,000 Ref: 6446/156/J

New Homes – Final Plots Remaining

Leiston, Nr Heritage Coast

Nightingale Meadows is a superb collection of 2, 3 & 4 bedroom homes perfectly positioned for the best of countryside and coastal living, built by award winning developer Hopkins Homes, between Aldeburgh and Southwold just two miles from the beach and less than three miles from Thorpeness.



Plot 27, the Bittern, is a four bedroom detached house with double garage and parking.

£445,000

Ref: 6046/27/J



Plot 39, the Kestrel, is a three bedroom link-attached house with garage, car port and parking.

£280,000

Ref: 6046/39/J



Plots 34, the Rook, is a three bedroom mid-terraced house with garage and parking.

£270,000

Ref: 6046/34 & 35/J