

Chartered Surveyors / Estate Agents

Clarke &  
Simpson

# Property Update

Date 18th December 2024

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



Walberswick

Ref: 6798/C

*A three-bedroom semi-detached house located down a small lane in the popular coastal village of Walberswick.*

*See page 2*

**Guide Price £495,000**

*Merry Christmas & Happy New Year from everyone at*

**Clarke & Simpson**

Our office will close at 12 noon on Friday 20th December,  
we are open on Friday 27th December and Monday 30th December.

The office re-opens on Thursday 2nd January.

## Contact Us



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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.

# New Instruction



## Walberswick, Heritage Coast

A three-bedroom semi-detached house located down a small lane in the popular coastal village of Walberswick.

Entrance hall, sitting room, kitchen/breakfast room and ground floor bathroom. Three first floor bedrooms. Garden to front, side and rear. Parking space  
EPC = D

£495,000

Ref: 6798/C

# *New Instruction*



## **Laxfield, Nr Framlingham**

A brand new, three double bedroom detached bungalow by Denbury Homes, that has been finished to an exceedingly high standard, on the edge of the desirable village of Laxfield.

Spacious entrance hall, 19', sitting room and kitchen/dining room. Principal bedroom with en-suite shower room, two further double bedrooms and a separate bathroom. Single garage and shingled driveway. Landscape gardens to the front and rear. **Ready to move into!**

EPC = B

£440,000

Ref: 7501/J

## *Last Remaining*



### Halesworth

The last plot remaining on this stunning new development of just four bungalows by Beauly Homes, just a short walk from the centre of the desirable market town of Halesworth.

Entrance hall, living/dining room/kitchen and utility room. Principal bedroom with en-suite shower room, bedroom 2 and bathroom. Large rear garden. Two parking spaces.

EPC = C

£425,000

Ref: 7308/2/J

## *New Price*



### Rendlesham, Nr Woodbridge

A modern four bedroom mid terraced house on this popular residential development in Rendlesham, a short drive from the market town of Woodbridge.

Kitchen, dining room, sitting room, utility room and cloakroom. Three first floor double bedrooms and bathroom.

Off-road parking. Garage and office. Large rear garden extending in all to over 0.25 acres

EPC = C

£270,000

Ref: 7441/B