



10 St. Edmunds Road, Southwold

In Excess of £425,000

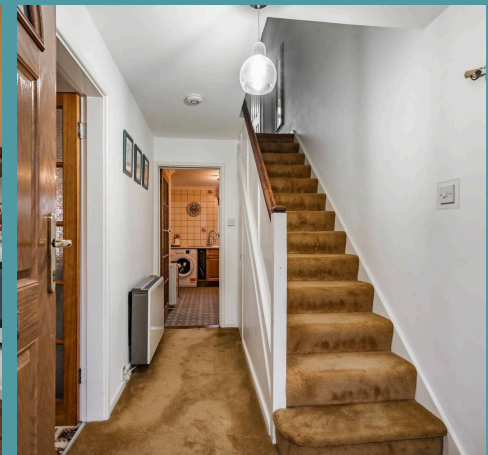
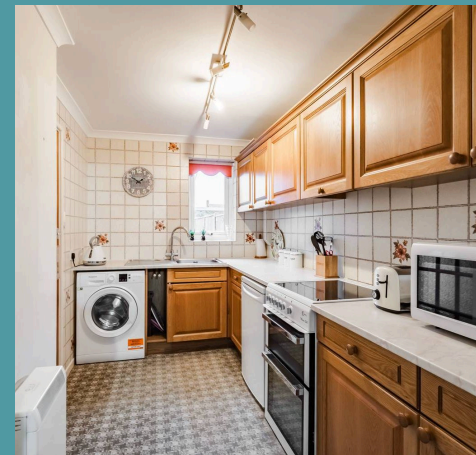
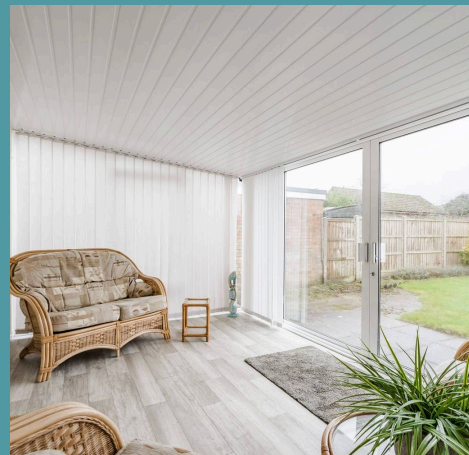
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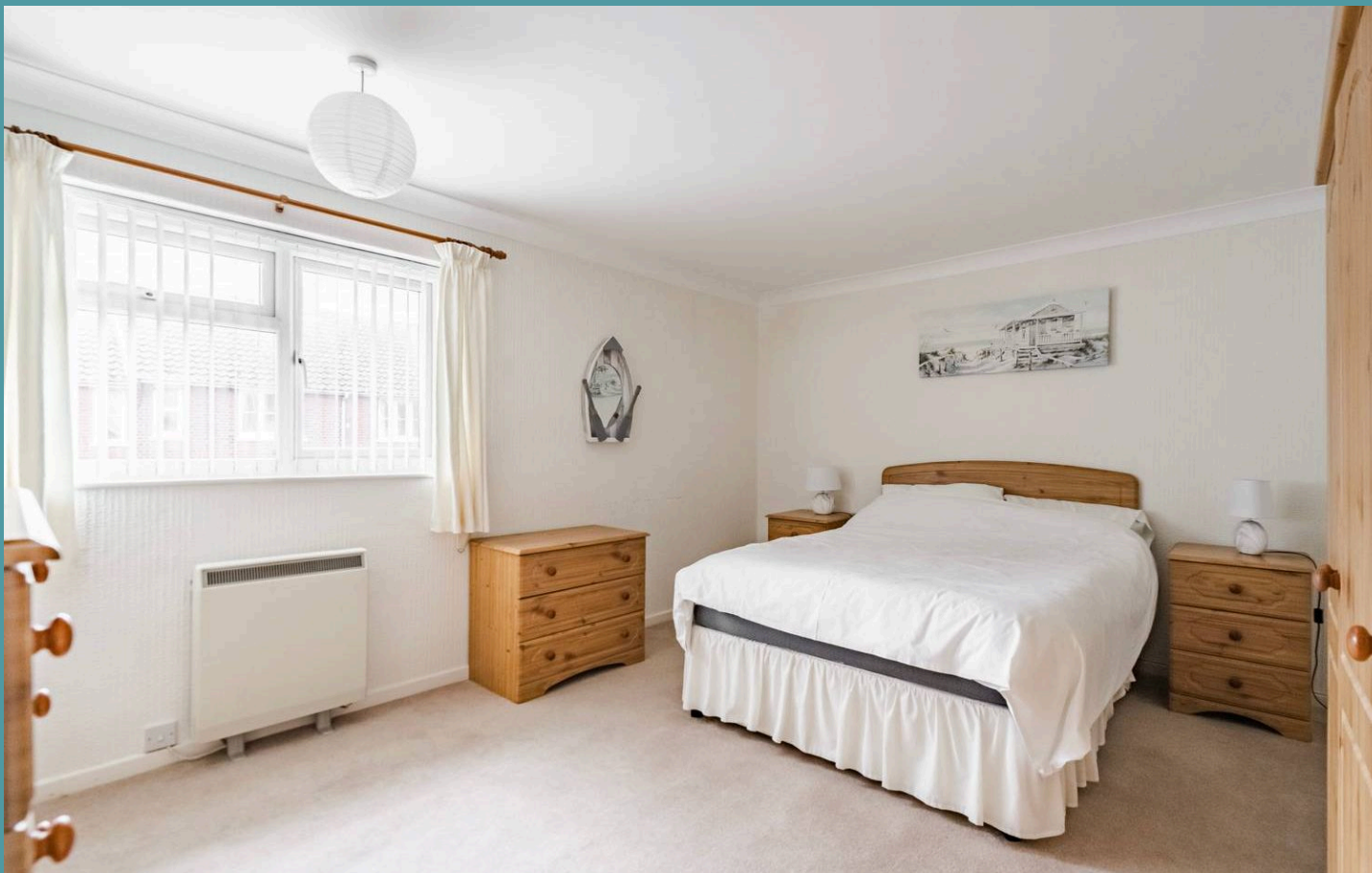
Southwold

Sitting in the highly sought-after area of Southwold, this end-terrace residence presents an opportunity for those wanting potential and flexibility. Highlighting an open-plan living area, a light-filled conservatory, a fitted kitchen and two double bedrooms, with a maintained exterior. Its popular location is within walking distance to the town centre and the beautiful beach, with a beach-hut lined promenade. Don't miss the chance to experience a lifestyle of comfort and ease within this quintessentially British seaside town.

Location

Southwold is a charming seaside town located on the Suffolk coast of eastern England. Known for its picturesque beaches, iconic lighthouse, and vibrant high street, it offers a blend of traditional English seaside appeal and modern attractions. Southwold boasts a beautiful pebble beach, lined with colourful beach huts, perfect for a relaxing day by the sea. The town is also home to a range of local shops, pubs, and cafés, offering a great mix of culture and coastal relaxation. With its historic pier, excellent walking trails, and rich maritime history, Southwold is a popular destination for both tourists and locals seeking a peaceful escape.





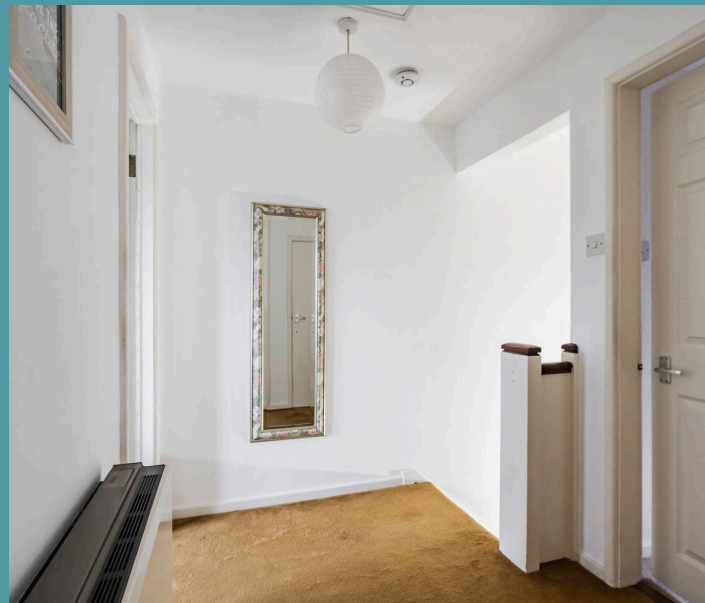
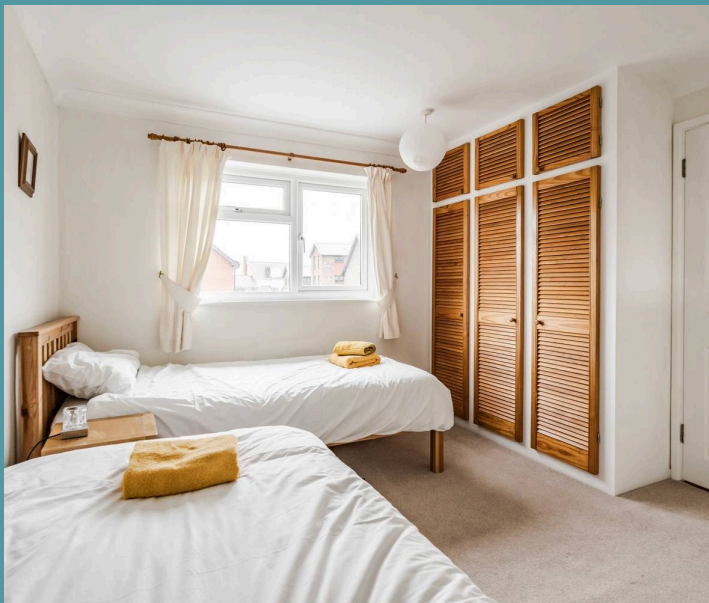
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As you step into this charming property, you are greeted by a light and airy ambience that flows effortlessly throughout. The spacious open-plan sitting/dining room serves as the heart of the home, offering a versatile space for relaxation and entertaining, whilst large windows draws in the natural light, creating a welcoming atmosphere. Adjacent to the main living area, a bright conservatory has versatility, allowing you to enjoy the outdoors within the comfort of your own home. The kitchen is ready for you to add your own personal touch, with fitted units and appliances to be able to cook your favourite meals. Offering plenty of storage and counter-top space for meal preparation.

Making your way to the first floor, you will find two double bedrooms with built-in storage space, each thoughtfully designed to offer relaxation and privacy. The bathroom completes the upper level, comprising of a three piece suite, accommodating all residents in the household.

Towards the rear is a well-maintained garden, primarily laid to lawn, bordered by planted beds and shrubbery. The patio area is suitable for your outdoor seating arrangements during the summer months. The addition of two timber sheds are suitable for storing your garden equipment and tools. Overall, it is fully enclosed so you can enjoy in seclusion. At the front of the residence is a driveway providing off-road parking for multiple vehicles.





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Agents Notes

We understand that this property is freehold.

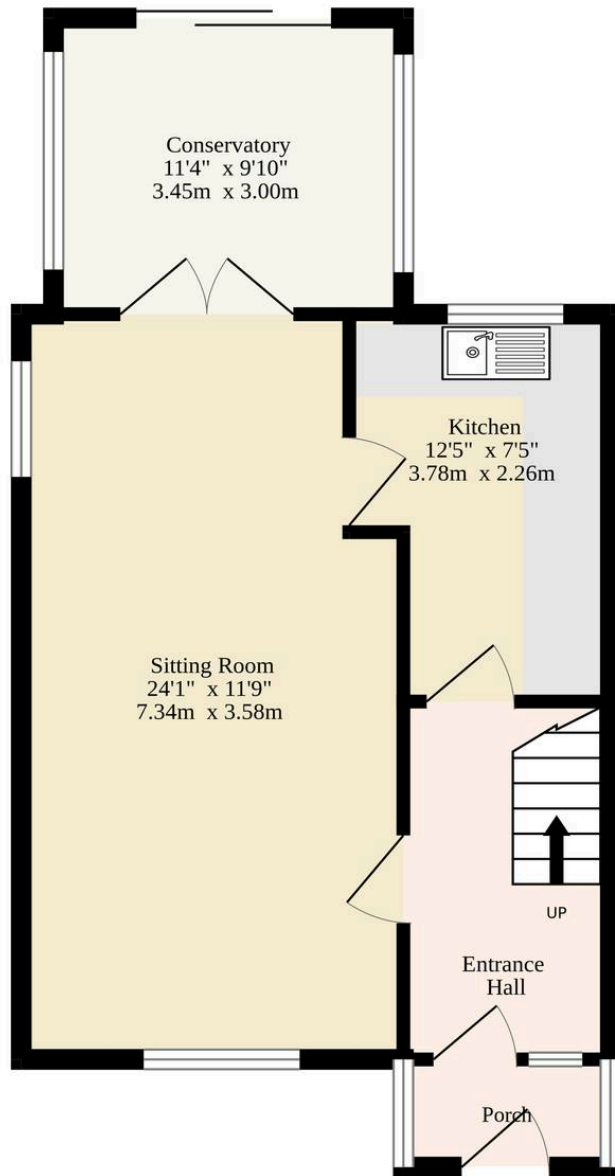
Connected to mains water, electricity, gas and drainage.

Heating system - Electric storage heaters.

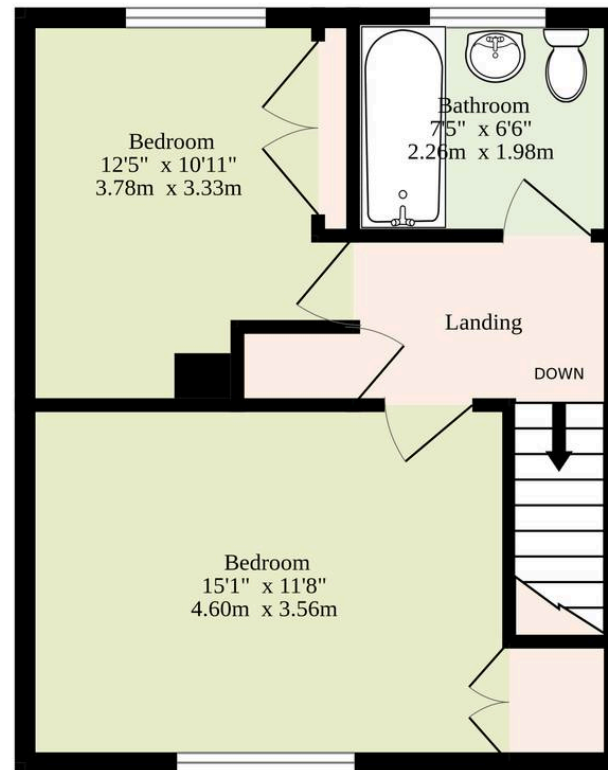
Council Tax Band: B

- No onward chain
- End-terrace residence in the beautiful coastal town of Southwold
- Full of potential with the flexibility to adapt to your own requirements
- Spacious open-plan sitting/dining room for relaxation and entertaining
- Light-filled conservatory offering views of the exterior
- Kitchen ready for your own personal touch
- Two double bedrooms and a bathroom
- Maintained garden that is fully enclosed for privacy
- Driveway providing off-road parking
- Close proximity to the towns centre and the sandy beach with a beach hut-lined promenade

Ground Floor
566 sq.ft. (52.6 sq.m.) approx.



1st Floor
394 sq.ft. (36.6 sq.m.) approx.



TOTAL FLOOR AREA : 960 sq.ft. (89.2 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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