



Corner Cottage Toad Row, Henstead

Offers Over £500,000

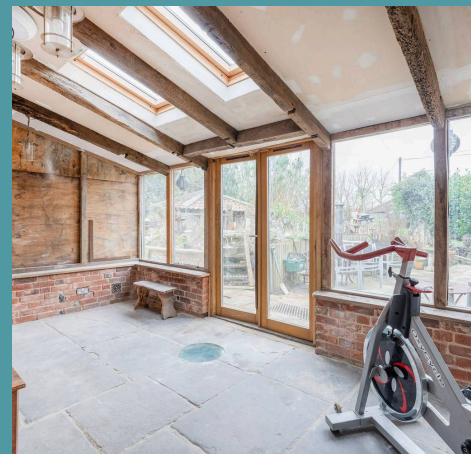
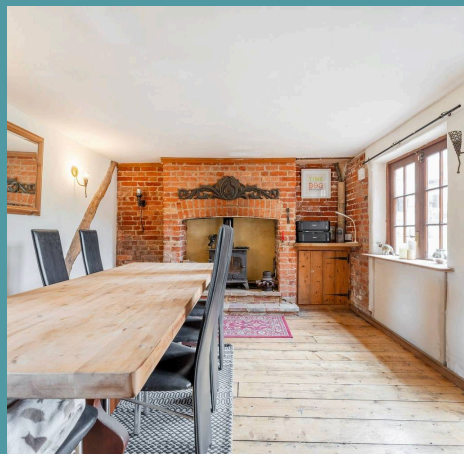
Corner Cottage Toad Row

Henstead, Beccles

Originally two cottages dating back over 220 years, that is now a prestigious detached residence within the quintessential village of Henstead. Enhancing preserved original features, including high vaulted ceilings, bespoke wooden beams, exposed brick-work and an original built-in safe, that has been lovingly maintained by the current owners, with upgrades of quality reclaimed materials. Highlighting characterful reception rooms, a farmhouse style kitchen, three large bedrooms and multiple outbuildings/garages with the potential to renovate. Don't miss the chance to obtain a piece of history and enjoy a lifestyle of comfort and ease.

Location

Henstead is a small village located in the county of Suffolk, within the East Anglia region. It lies about 4 miles of the bustling town of Beccles, 2 miles from the coastal village of Kessingland and 10 miles of the coastal town of Southwold. Henstead is situated in a picturesque part of Suffolk, characterized by rolling countryside, farmland, and natural beauty. The village offers a quiet, rural setting, making it an ideal location for those looking to escape the busier urban centres. Henstead is easily accessible by road, and its proximity to nearby towns provides residents with access to essential amenities while maintaining a peaceful village atmosphere.





Corner Cottage Toad Row

Henstead, Beccles

Be captivated by the preserved original features within this beautiful cottage, that are over 220 years old. From the high valuated ceilings with bespoke wooden beams, exposed brickwork and an original built-in safe, giving a glimpse of its rich history. The current owners have lovingly maintained its past, using quality reclaimed materials during its renovation. Conserving its solid pine and York stone flooring, adding a touch of warmth and character in every room.

Three inviting reception rooms welcomes both relaxation and entertaining, accentuated by two brick-built fireplaces with inset wood burners, perfect for those colder evenings. Within the heart of the home lies a Farmhouse style kitchen equipped with cream units and a rangemaster oven with brick surround to enhance your cooking experience. Complemented by a functional utility room/pantry for your everyday essentials. Completing the ground floor is a cloakroom, for convenience and ease.

Ascending the staircase, you will encounter three large bedrooms, each thoughtfully designed to offer relaxation and comfort. Showcasing Victorian radiators, stained glass windows, a pitched ceiling and built-in storage. Complemented by a bathroom and shower room, with a feature mousehole, accommodating all residents in the household.





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Sitting on approximately 1/5 of an acre (stms) in a corner plot, greeting you with an expansive frontage, offering ample off-road parking for residents and guests. You'll discover three versatile garages/outbuildings with the potential to renovate into a home office, gym, hobbies space or workshop, depending on your own requirements. An underfloor cave was previously used as a bar, which has the option to be converted for other uses or additional storage. The levelled garden offers endless possibilities for outdoor activities and enjoyment, whether that is gardening, relaxing or hosting summer occasions, with the benefit of an external brick-built chimney with cooking area.

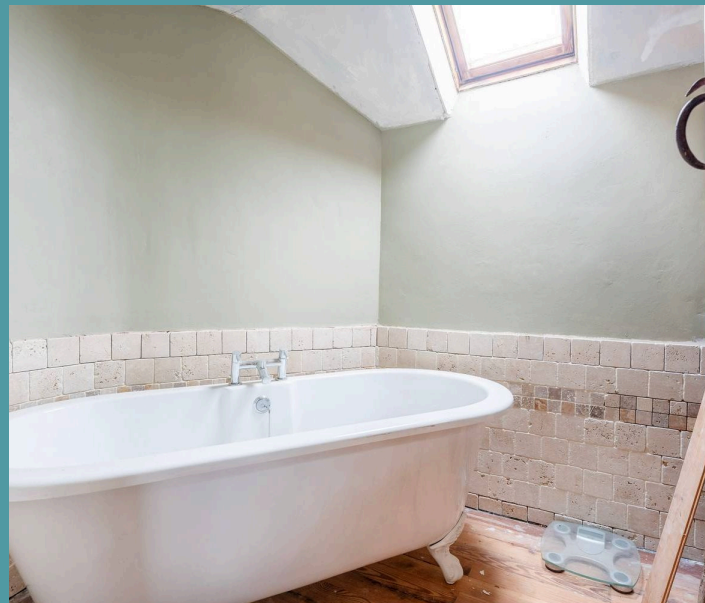
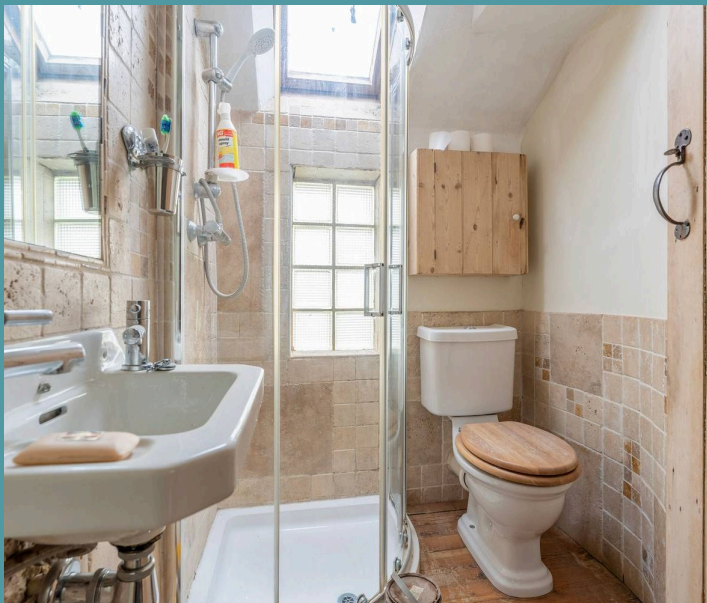




Corner Cottage Toad Row

Henstead, Beccles

- No onward chain
- A prestigious detached residence that was primarily two cottages that are over 220 years old, in the quintessential village of Henstead
- Retains the properties original character features including vaulted ceilings, wooden beams, exposed brick-work, solid pine flooring, traditional style walkways and an original built-in safe
- Current owners are in the process of renovating this cottage with the use of quality reclaimed materials that adapts to todays modern lifestyle
- Three charming reception rooms for relaxation and entertaining, accentuated by two brick-built fireplace with an inset wood burner
- Farmhouse style kitchen with cream units, a rangemaster oven with brick surrounding and a functional utility room
- Three large bedrooms, a unique bathroom, a shower room and a ground floor cloakroom
- Sitting on approximately 1/5 of an acre (stms) within a corner plot, with a levelled garden and an external brick-built chimney with a cooking area
- Expansive frontage with ample off-road parking and three versatile garages/outbuildings, one with an under floor cave/storage area
- Close proximity to the old school, Henstead hall and the local church, with a short drive to Kessingland and Pakefield for a wider range of amenities





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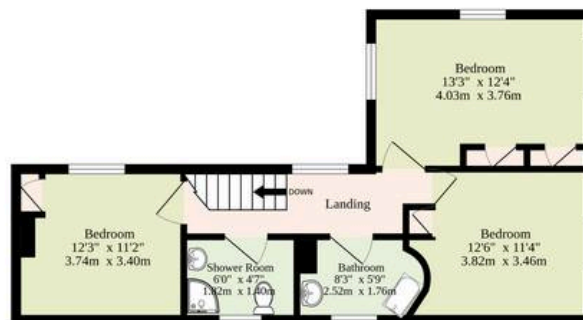
Henstead, Beccles



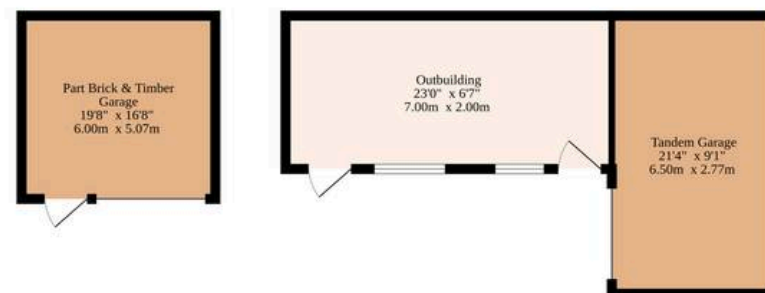
Ground Floor
911 sq.ft. (84.6 sq.m.) approx.



1st Floor
604 sq.ft. (56.1 sq.m.) approx.



Garage/Outbuilding
672 sq.ft. (62.4 sq.m.) approx.



Sqft Includes The Garage/Outbuildings

TOTAL FLOOR AREA : 2186 sq.ft. (203.1 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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