



Berners Road, Felixstowe

£150,000

0 Bedroom(s) 0 Bathroom(s) 0 Reception(s)

To arrange a viewing of this property, or book a free valuation of your home call 01394 282828

PROPERTY MISDESCRIPTIONS ACT 1991 - All buyers should make their own enquiries into the suitability, operation and safety of all fixtures, fittings and appliances. The wording, pictures, plans and measurements advertised here are intended as guidance only. Nicholas Estates Ltd has not carried out a survey on this property and offers no guarantees or warranty. All information given should be considered incorrect, the validity of ownership of land and property should be verified by your own solicitors.

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Property Description

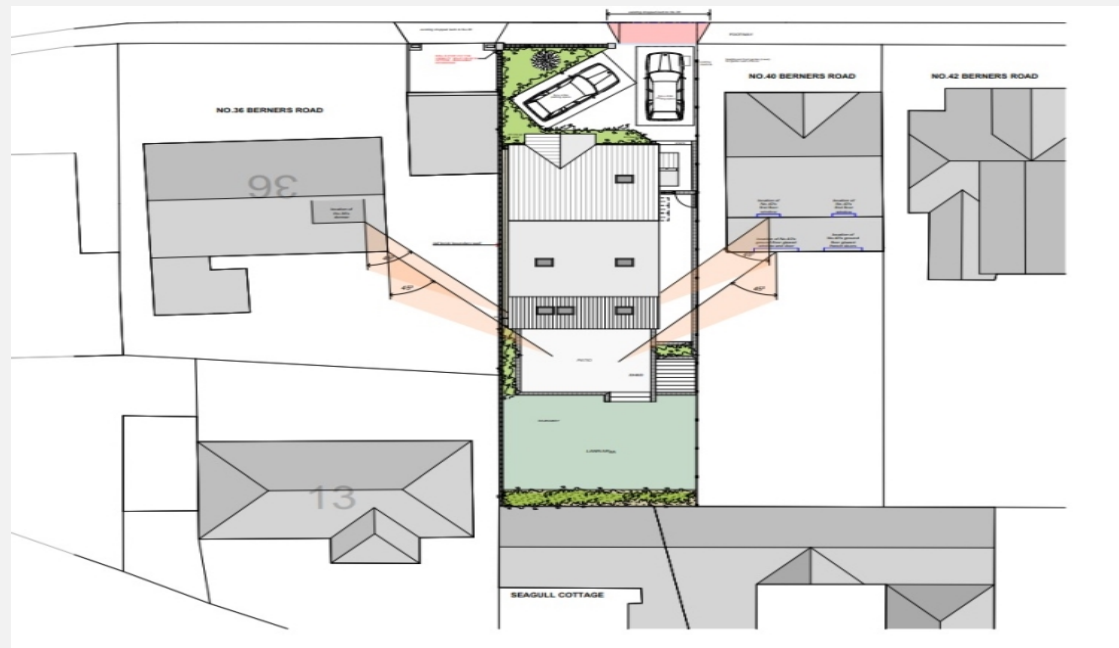
A rarely available BUILDING PLOT situated in a highly sought after residential location within Old Felixstowe with planning permission granted for a three bedroom detached family house measuring approx 1400 sq ft (stms) with 2 off road parking spaces. The accommodation will comprise, entrance hall, shower room, lounge and open plan, kitchen/dining/family area. The first floor offers, master bedroom with en-suite shower room, two further bedrooms and a family bathroom. Two parking space to the front and a fully enclosed south facing rear garden. Site information is available to be viewed under planning reference DC/23/0553/FUL. Felixstowe is a thriving seaside town having a mix of local independent and High Street stores, together with a good selection of cafés and restaurants to choose from. Leisure facilities include golf, tennis and sailing clubs which are all available in the area along with many other local amenities.

Features Include

Building Plot with Full Planning
Old Felixstowe Location
Detached House

Also...

10 Minute Walk To The Beach
Off Road Parking



Main accommodation

Agents Note

The planning permission is subject to the local planning authority's Community Infrastructure Levy (CIL) and a CIL Liability Notice was subsequently issued dated 30th September 2024 confirming that the amount of CIL payable is £24,802.56 - Reference LN00006573. Any detailed enquiries relating to CIL should be referred to the local planning authority, East Suffolk Council.

Architect

Plaice Architect - 5a Market Hill, Woodbridge, IP12 4LP

