

LOT 114

A period semi-detached cottage representing an opportunity for refurbishment and improvement. Situated on the outskirts of the country village of Burgh

The Ancient House, Burgh, Woodbridge, Suffolk IP13 6PU

ACCOMMODATION:

Ground floor: Entrance lobby leading to sitting room, garden room and kitchen. In addition there is a ground floor family bathroom.

First floor: Stairs provide access to bedroom one with separate dressing room off and also the second bedroom.

FEATURES: The property benefits from a split level rear garden with paved seating area, including a greenhouse and timber shed. Space for off road parking.

TENURE: Freehold.

VENDOR'S SOLICITORS: Gross & Curjel, 15 The Thoroughfare, Woodbridge IP12 1AB, tel: 01394 383436.

VIEWING: By arrangement with the Joint Auctioneers: William H Brown, 28d Church Street, Woodbridge IP12 1DH, tel: 01394 380280.



Guide Price - £220,000+

PLEASE REFER TO THE GENERAL CONDITIONS OF SALE APPLICABLE TO THIS LOT