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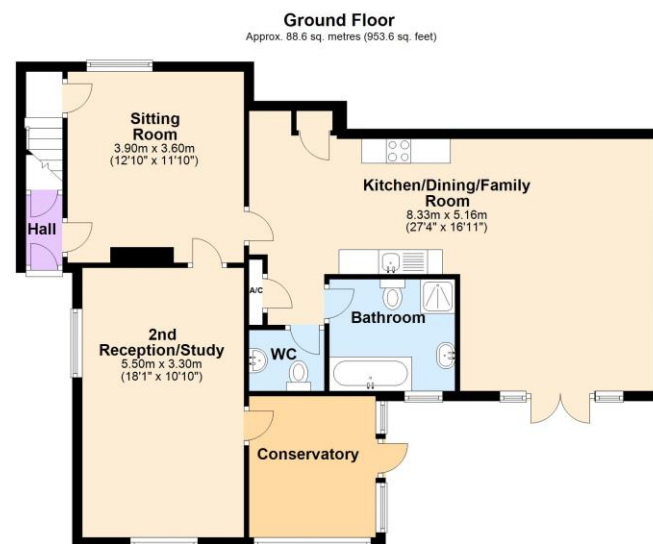
Lower Street, Great Bealings, Suffolk, IP13 6NH Asking Price: £450,000

Lower Street, Great Bealings, Woodbridge, Suffolk, IP13 6NH

Palmer & Partners are proud to present to the market this former Post Office, situated down a Designated Quiet Lane in the idyllic rural village of Great Bealings surrounded by countryside, and is absolutely bursting with beautiful character features. The property was built in the mid-19th century and has been deemed a Designated Heritage Asset by Historic England; the current owner, who has been in the property for 26 years, added an extension creating a stunning open plan kitchen / dining / family room forming the hub of the home. You really do need to view the property to fully appreciate the size of the accommodation as it is deceptively spacious, a bit like a Tardis; and also to appreciate the breath-taking views of the countryside from just about every window.

Elnur Eco 4 convection storage heaters were added in 2019 enhancing the efficiency of the property and in 2021 the owners had the whole house insulated with silicone render on the outside, which not only saves on energy costs but also keeps the property lovely and warm during the colder months. There is currently off-road parking for one car on a private driveway but there is the potential to create further parking but removing some of the planting.

Nicely positioned in the Suffolk countryside near the Rivers Lark and Flynn, the village of Great Bealings offers ample opportunity for walks through the countryside along various footpaths for those who love the great outdoors. Great Bealings offers easy access to the A12 commuter trunk road and is located approximately three miles to the sought after market town of Woodbridge and approximately seven miles to Ipswich which provides direct rail links to London Liverpool Street station. The neighbouring picturesque village of Little Bealings has a primary school which is the Little Bealings Primary School and has been rated "Outstanding" by OFSTED, a church, village hall, clubs and social grounds, and numerous public footpaths to enjoy the Fynn Valley walk.



First Floor
Approx. 39.9 sq. metres (429.4 sq. feet)



Total area: approx. 128.5 sq. metres (1383.0 sq. feet)

Although every attempt has been made to ensure the accuracy of this floorplan 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. Plan produced using PlanUp.



