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Low Road, Friston, Suffolk, IP17 1PW

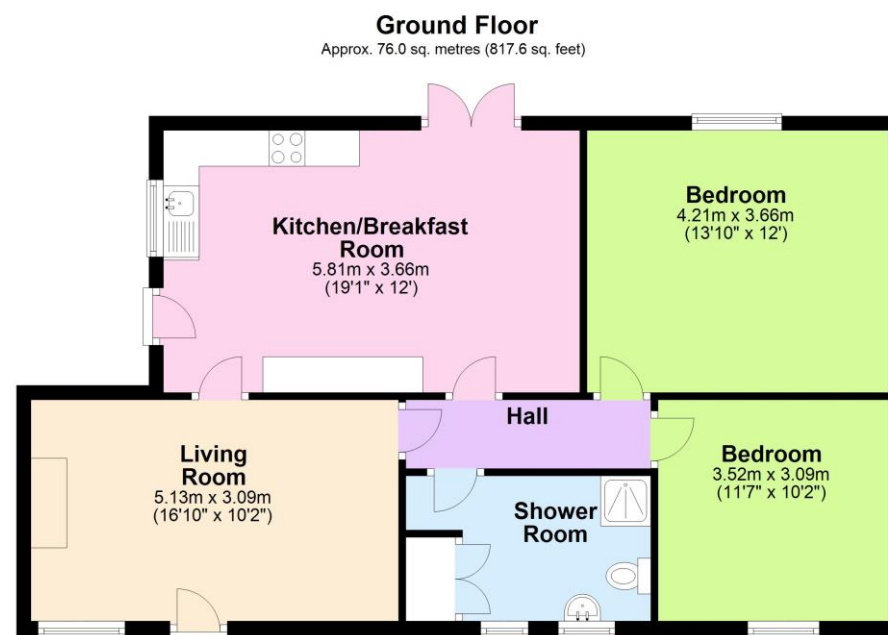
Guide Price: £350,000

Low Road, Friston, Saxmundham, Suffolk, IP17 1PW

Situated on a substantial plot down a quiet country lane in the rural village of Friston lies this charming two bedroom detached cottage with ample living accommodation arranged over one floor. The cottage benefits from ample off-road parking for numerous vehicles to the front, substantial front garden providing scope to extend (subject to planning permission), secluded low-maintenance rear garden with brick-built outbuilding, double glazing throughout, and oil fired central heating. The property has been in the current family since 1959 and has been much improved by the current owners during that time. As agents, we recommend the earliest possible internal viewing to fully appreciate this lovely period property with accommodation comprising living room with wood burning stove, large refitted kitchen / breakfast room, refitted shower room, and two good size double bedrooms.

The village of Friston lies in a beautiful rural location with its very own popular pub "The Old Chequers" together with active village church and village hall. Friston is the perfect base for visiting some of Suffolk's most popular towns and villages such as the charming market town of Saxmundham, the pretty coastal town of Aldeburgh, and the 'must-visit' destination of Snape. The surrounding villages and towns offer plenty of shops, bars, cafes, and cinemas and Friston is within close proximity to the world-famous Bird Sanctuary at Minsmere.

Saxmundham offers excellent access by rail and road to many of the popular places to visit along the coast, Aldeburgh is nestled on the river Alde which enjoys breath-taking views both seawards and following the river Alde inland towards Orford, and Snape offers beautiful countryside walks and is home to the renowned Snape Maltings which also provides fantastic river walks and river tours with the River Alde at the Maltings being a haven for birdlife with its expansive estuary.



Total area: approx. 76.0 sq. metres (817.6 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.
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