Glengally Blyford Lane

Wenhaston

Halesworth

ATTIK

CITY | COUNTRY | COAST

Glengally Blyford Lane

Price Guide £600,000

The expansive bungalow and gardens...
Glengally, Wenhaston is a meticulously maintained and upgraded detached bungalow located on a generous rural plot that offers a serene countryside setting with fields surrounding the property. The rear garden is even bordered by a delightful Christmas Tree plantation, adding to the charm of the outdoor space.

Approaching the property, you are greeted by a long concrete driveway that leads to the bungalow, garages, and ample parking space at the rear. The front of the property features a well-sized garden and a private patio garden accessible from both the driveway and the lounge area.

Upon entering the bungalow, you step into a spacious hallway that provides access to much of the property. The kitchen/dining room is beautifully designed with sleek white high-gloss cabinets, LVT flooring, and a large roof lantern. A breakfast bar and ample dining space make it ideal for entertaining. The adjacent lounge is huge and boasts vaulted ceilings, a modern wood burner, a media wall, and bi-fold doors opening to the front patio garden. The property also includes a luxurious bathroom with modern amenities, a substantial utility room with rear garden access, and three generously sized bedrooms offering views of the front or rear surroundings. Additionally, there are brick-built garages and workshops on the premises that could potentially be converted into additional living space or home offices, stop. There is current planning permission to enlarge bedrooms one and three, and a repositioned double garage.

The front patio garden provides a tranquil outdoor retreat with a raised pond, an ornamental planter, and a pergola offering various seating built-in options. The rear garden is a haven for garden enthusiasts, with a private lawn bordered by mature hedges and trees, presenting opportunities for further landscaping. There is also a Nissen Hut for additional storage or shelter for a caravan. The outside spaces, front and rear, also have possible development opportunities for one or more dwellings, stpp.

The village of Wenhaston offers a close-knit community with essential amenities such as a post office, primary school, local store, and a charming village pub. For more extensive amenities, Halesworth is just a short distance away, while the stunning Heritage Coast, including Dunwich, Southwold, and Walberswick, is easily accessible within 15 minutes, providing a range of leisure and recreational options.

Agents notes...
A pre-recorded walkaround tour is available for this property

The exterior oil-fired boiler and tank were installed in 2022

The current EPC rating is from before the extensive alterations and updates had been carried out

Local Authority
East Suffolk

Council Tax Band E

EPC Rating F

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TOTAL FLOOR AREA : 2365 sq.ft. (219.7 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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