



7 OAKLANDS, LOWESTOFT ROAD, REYDON,
SOUTHWOLD, SUFFOLK IP18 6RY



Situated within the highly sought-after Oaklands development in Reydon, this beautifully presented bungalow is exclusively available to the over 60s, offering comfortable, low-maintenance living within a welcoming and well-established community.

The property is entered via a welcoming entrance hall, which provides access to all principal rooms and includes a useful airing cupboard for additional storage.

To the left, the spacious lounge is a bright and comfortable living area, featuring a bay window that enhances the sense of space and natural light. Adjacent to the lounge is the well-proportioned kitchen, offering ample worktop and cupboard space with room for everyday dining if desired.

The accommodation includes two bedrooms. The principal bedroom is a generous double, while the second bedroom offers flexibility as a guest room, or home office. The bathroom is fitted with a walk-in shower, wash hand basin and WC. Externally, the property is complemented by a detached garage, providing additional storage or secure parking.

The Oaklands development is known for its well-maintained surroundings and community atmosphere, ideally located within easy reach of Reydon's local

amenities, with the coastal town of Southwold just a short distance away.

Reydon is a popular village adjacent to the coastal town of Southwold and provides a number of shops, a public house and medical centre with Southwold offering an abundance of local shops, restaurants and coastal attractions.

TENURE

Leasehold - a 99 year lease was granted 22nd March 1995. The current ground rent is £287.00 and service charge is £1,597.29 per annum.

SERVICES-

Mains services are connected. (Durrant's has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order.)

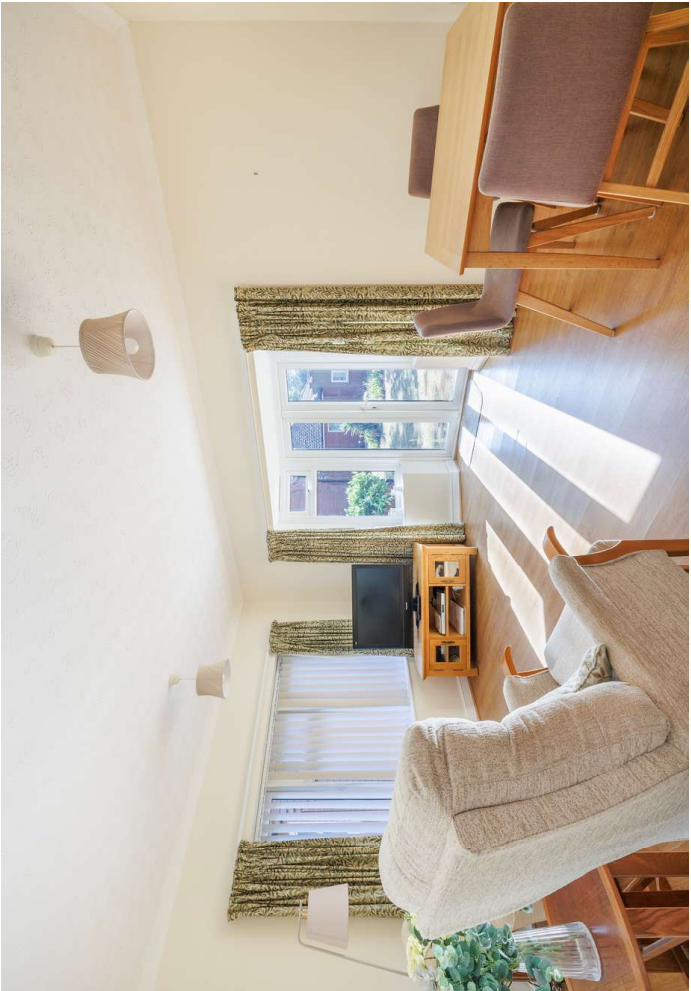
EPC-TBC

VIEWINGS-

Strictly by appointment with the agent's Southwold Office.



NO ONWARD
CHAIN



FLOOR PLAN



TOTAL APPROX. FLOOR AREA 596 SQ.FT. (55.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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