



BOX COTTAGE
Prentice St, Lavenham

Carter Jonas

BOX COTTAGE, PRENTICE STREET, LAVENHAM, SUFFOLK, CO10 9RD

- Bury St Edmunds 11 miles
- Sudbury 7 miles
- Hadleigh 10 miles
- Colchester 18 miles

Magnificent 'jettied' timber frame • Generous ceiling heights • Wealth of period features • Two reception rooms • Fitted Kitchen • Three bedrooms • First floor bathroom • Attractive garden to rear • Close to all amenities

DESCRIPTION

Dating back to the 16th Century and justifiably Listed Grade II as being of specific architectural or historical interest, Box Cottage is a superb example of high-status vernacular styling with a magnificent jettied timber frame demonstrating the wealth and status of the original owner.

Box Cottage provides an exceptional home of great charm and character, with the mid-20th Century extension to the rear successfully combining the historic charm of the house with the modern convenience of today's lifestyle. Displaying a host of period features and attractive characteristics, an internal inspection is unreservedly recommended to appreciate the qualities of the home within.

OUTSIDE

Box Cottage occupies a pleasant, slightly elevated position on Prentice Street with a generous size enclosed garden to the rear, laid predominantly to lawn with a paved terrace and delightful octagonal summerhouse. By kind permission of the neighbour, there is pedestrian access for occasional use along the drive and through a gate into the garden.

**HISTORIC 'HIGH STATUS' GRADE II LISTED TIMBER FRAMED HOUSE
PLEASANTLY SITUATED IN THE HEART OF ENGLAND'S FINEST
MEDIEVAL VILLAGE.**



LOCATION

With its fortunes arising from the wool trade in the 15th and 16th Centuries, Lavenham is often referred to as England's finest preserved medieval village. With a magnificent parish church and an excellent range of everyday shopping amenities together with historic village inns.

Lavenham has a thriving community and is well placed for access to the nearby market towns of Sudbury, Bury St Edmunds and Hadleigh.

ADDITIONAL INFORMATION

Tenure: Freehold

Services: It is understood that mains water, drainage and gas are connected.
Gas fired central heating to radiators

Local Authority: Babergh District Council

Council Tax: Band F

Viewing: By appointment with Carter Jonas
T: 01787 882881

What3Words: ///locals.rates.truffles



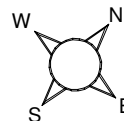
Box Cottage, Prentice Street, Lavenham, Suffolk

Approximate Gross Internal Area

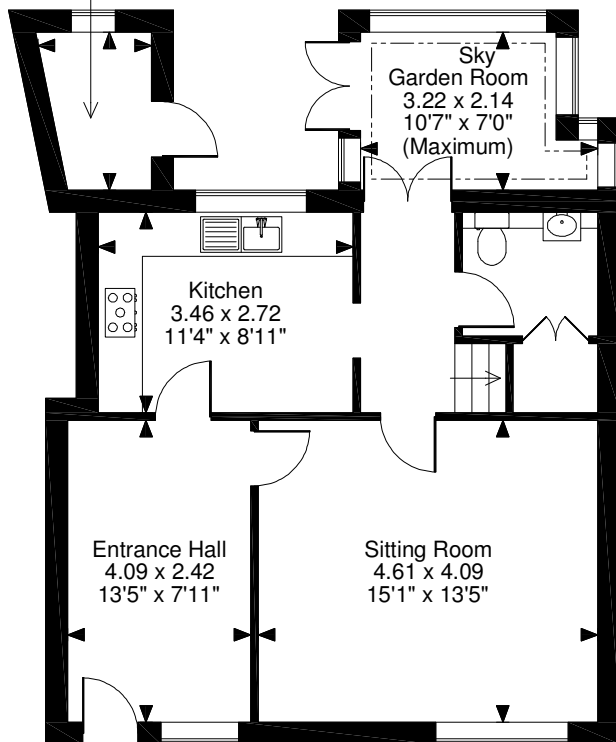
Main House = 1,163 sq ft / 108 sq m

Outbuilding = 31 sq ft / 3 sq m

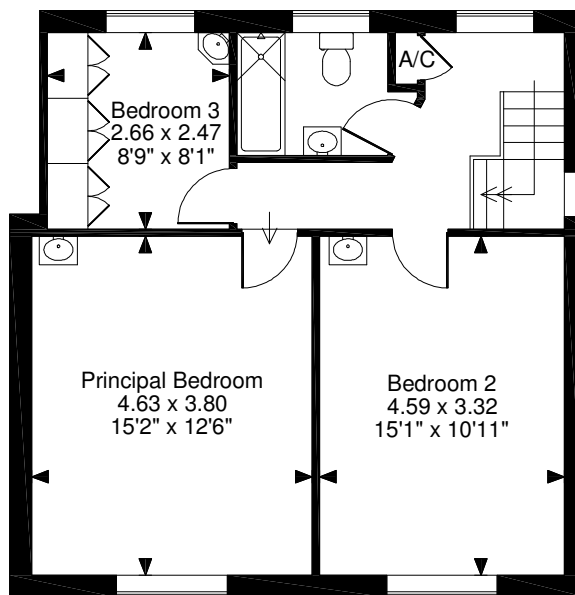
Total = 1,194 sq ft / 111 sq m



Outbuilding
2.14 x 1.57
7'0" x 5'2"
(Maximum)



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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