

DURRANTS
HOLIDAY COTTAGES

2018

Southwold | Reydon | Walberswick

DURRANTSHOLIDAYCOTTAGES.CO.UK

D

A warm welcome to the Durrants' brochure 2018

Southwold is the perfect base for a traditional holiday on the Suffolk Coast. Fish and chips, walks on the pier, brightly coloured beach huts – experience traditional British seaside at its very best. The neighbouring villages of Walberswick and Reydon offer charm and tranquillity and are within easy reach of Southwold.

The Durrants Holiday Cottages' brochure features more than 60 holiday properties in Southwold and the surrounding villages, ranging from traditional seaside cottages and Victorian townhouses through to modern luxury apartments. Courtyard gardens, sea views and beach access – you can find it all with Durrants.

Perfect for families, lots of our properties sleep 4+ and provide essentials like cot hire and high chairs. We also have ideal accommodation for couples looking for a short break or a romantic getaway, perfect to cuddle up and get cosy in front of the fire.

Don't leave your four legged friends at home! Dogs are welcome in a number of our properties, just look out for the paw print logo on each property page or use the search function on our website durrantsholidaycottages.co.uk

For those who love the outdoors, a wealth of coastal and countryside walks, cycle paths and trails are waiting to be explored and RSPB Minsmere is only a short distance away.

Why not book a beach hut with Durrants? The perfect base for traditional fun by the sea on Southwold's Blue Flag award-winning beach.

Our friendly staff have a wide knowledge of all our properties and are happy to give advice to find the optimum accommodation for your holiday needs. So whether you are hoping to hire a quintessential cottage or book a beach hut, Durrants bring expert advice and personal service to holiday makers looking for their perfect break on the Suffolk coast.

We look forward to welcoming you soon,

The Durrants Holiday Cottages Team

Abi
Dynn
Kathleen



How to book

We hope you find the Durrants' brochure 2018 a useful guide to your next holiday on the Suffolk Coast, however this is just a snapshot of what we can offer. Please visit our website for prices and availability, as well as more stunning photographs of our properties, details of new properties that have been added to our collection and special offers.

Whether you prefer to book online through our secure website, or over the phone with our friendly and knowledgeable staff, the choice is entirely up to you.



Book online

durrantsholidaycottages.co.uk

Use the search function on our website to help find the property that best suits your holiday needs and budget. More photos are available to view, as well as an interactive map to help you decide if you're close enough to the beach or the nearest pub. Bookings can be made 24/7, so book when is best for you.



Book by phone

01502 723292 | Open Monday – Saturday 9:30am-4:30pm

Please do give our friendly and knowledgeable team a call to make your booking enquiry or for advice on which property best suits your needs. Here's our guide to getting the best property for your holiday when giving us a call;

1. Use this brochure to help you draw up a shortlist of your favourite properties. You'll need either their name, page number or property reference number.
2. Have a list of any amenities that are essential for you, such as must accept dogs or all on one level.
3. Have an idea of the dates you wish to travel, so we can provide you with availability and prices on your preferred properties.

Once we've provided you with all the information you need for your stay, we will just need some customer information to make your booking. Deposits can be paid over the phone with a debit or credit card and directions and key access details will be sent to you upon payment of the balance. Receipts for payments will be sent by email or in the post.



“Booking by phone was straightforward and easy thanks to helpful staff”

Mrs Parker

Key

Our holiday guide has been designed to be simple and clear whilst providing you with all the information you need to know to find your ideal holiday home on the Suffolk coast.

At the top of each listing you'll find the key features of the property detailed as logos, allowing you to quickly determine if that's the right property for your needs.

-  Dog(s) welcome
-  Bathroom
Number of bath or shower rooms
-  Allocated parking
-  Wi-Fi available
-  Beach nearby
Within a 10 minute walk
-  Pub nearby
Within a 10 minute walk
-  Sat
Changeover day
The day bookings start/finish on



Beautiful holiday homes on the Suffolk Coast

The Hulch - Ferry Road, Southwold
Property Ref: P1274

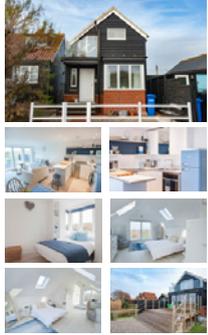
      

4

The Hulch is a charming new build in a superb position, just a short walk from the beach. Boasting panoramic views of the sea and harbour as the view shifts to the rear and sea views to the front. Perfect for an early morning coffee, look out over the dunes from the top floor balcony and then evening drinks on the patio to watch the handsome sun set over the fields behind. With a luxury finish, the interior is bright and light embracing contemporary design with central air and all amenities offering flexible and versatile accommodation. The first floor indoor seating area leads to a fully glazed balcony with table and chairs and sea views.

Ground floor: Open plan living room with sofa, Smart TV and bar top, open flame gas fire and balcony glass doors to garden. Kitchen/diner with electric oven and hob, microwave, fridge/freezer, dishwasher, water softener, table and chairs. Bedroom 1: Queen size bed. Bathroom with bath, wash basin and WC.

First floor: Bedroom 2: King size bed. TV, holding glass door to rear balcony and ensuite shower room with shower cubicle, wash basin, and WC. Sitting area, balcony.



Need to know
 Charter welcome | Baby welcome | Linen provided | Towels provided | Garden | Cycle storage | Short breaks | Security Deposit - £250 | Cot and stair gate available at time of booking

From £433

Call us on **01502 723292** for enquiries

27



If there's anything you would like help with please don't hesitate to contact us. Our staff have visited each property and are happy to advise suitability.

At the bottom page you will find a section called 'Need to know' where you will find really useful information such as whether linen is provided, if there's somewhere to store your bicycle or if you can hire it for a short break.

Accommodation all on one level

All rooms (including bedrooms) are on one level.

Cycle storage

Somewhere to store your bicycles such as an enclosed garden. Bring your own bike locks.

Beach hut

Use of a beach hut for the period of hire is included free of charge or at a discount for hirers of this property.

Short breaks

2, 3 or 4 night breaks available at short notice.

Security deposit

A security deposit is required when booking this property. It will be refunded 10 working days after your stay.

Charter Fair

The Charter Fair takes place on South Green every May half term. Some of our holiday cottages are very near to the location of the fair so these have been identified for your information.

Guest information

Linen

Bed linen is provided at the majority of our properties free of charge, this will be detailed in the 'Need to know' section throughout the brochure. Where linen is not supplied, you can bring your own for some home comfort or use the recommended local supplier listed.

Towels

Properties that supply towels will have this listed under 'Need to know' and will include bath and hand towels. Where towels are not supplied, best to bring your own from home. Please bring your own beach towels.

Cots and High Chairs

When travelling with a young family, we understand just how much stuff children need. You'll feel like you're packing up your entire home and the kitchen sink too! Properties that provide cot beds and high chairs will have these facilities listed under 'Need to know'.

Dogs

Your dog is welcome in a number of our properties, wherever you see the  symbol. A price of £25 per dog per week applies, payable at the time of booking. Restrictions apply to dogs on Southwold beach from 1st April to 30th September, so please do check signs for details.

Accessibility

We want to make your stay at a Durrants' holiday cottage as comfortable as possible, so if you are looking for a property all on one level, this will be detailed in the 'Need to know' section. Due to the quirky nature of some of our older properties, such as steep stairs or narrow corridors, we cannot guarantee that a property is completely suitable for those with disabilities. We would encourage you to give us a call so our knowledgeable team can advise on which properties best suit your accessibility needs.

Your Arrival

We look forward to welcoming you upon your arrival in Southwold. Keys can be collected from our office between 3pm and 4:30pm on the day of hire. If your property has a keybox fitted, one of the team will give you a call a few days before your arrival date to give you the key code.

Late Arrivals

If you think you're going to arrive in Southwold after 4:30pm, we can make arrangements for your keys to be collected at an alternative location. Give us a call to advise if you're going to be late.

Your Departure

We'll be sad to see you going home but know you will have had a wonderful time with us. Keys need to be returned to the key box provided or our office by 10am on the day of departure. Please leave the property and its contents in a clean and tidy condition, with all the doors and windows securely locked.



Beach huts

Oh I do like to be beside the seaside!

What could be better than spending a day on Southwold's Blue Flag award-winning beach for some traditional seaside fun? Get out your buckets and spades, feel the sand between your toes and go for a paddle.

Beach huts provide the perfect base for a day on the beach, offering space and privacy for changing, preparing lunch and a central point to meet with family.

All our lovely beach huts come equipped with chairs and facilities to provide light refreshments. You'll find a gas stove, crockery and cutlery – so get the kettle on! Just remember to bring your essentials like tea bags, milk and beach towels.

Beach huts also offer shelter against the good old British weather should the sun not be shining for you. On cooler days, wrap up warm, put the kettle on and indulge in a bit of winter sun whilst watching the world go by.

Beach huts can be hired by the week all year round and by the part week or day during off peak periods. Full details of each beach hut can be found on our website or call us on [01502 723292](tel:01502723292).



"Just had a fantastic weekend. As always a lovely beach hut and the sun shining!"
Ms Bateman



North Beach

Located to the north of Southwold's famous pier, this section of the promenade is perfect for young families as it is quiet and has the convenience of the car park and toilet block nearby. The pier with its shops, cafés and ice creams are a short walk away. From £155 per week.



J Teas, 9 North Beach



Seaview, 19 North Beach



20 North Beach



Galen, 21 North Beach



Daisy, 39 North Beach



Peggs Away, 111 East Cliff



41 North Beach



Noah's Ark, 75 North Beach



Sheriffs Hut, 114 East Cliff

East Cliff

Located below St James Green and the lighthouse, East Cliff is only a short walk from Suzie's Café and the Lord Nelson Pub. Toilet block nearby (up steps). From £158 per week.

South Green

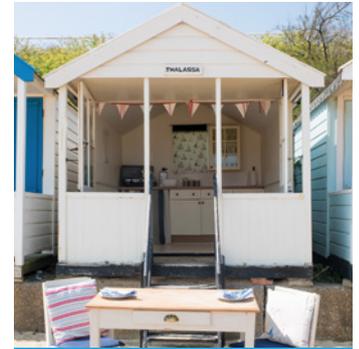
Located under South Green, the huts here have the double promenade so are set back slightly. Toilet block a few minutes' walk away (up steps). Not far from the Red Lion pub or Suzie's Café. From £200 per week.



Malim, 167 South Green

Gun Hill

Located towards the Southern end of Southwold promenade, under Gun Hill. Nearby is Gun Hill Teas, handy for snacks and ice creams. Toilet block a short walk away on Ferry Road where you'll find a few parking spaces - available on a first come first serve basis. From £200 per week.



Thalassa, 197 Gun Hill



Little Dipper, 169 South Green



Par Bar, 172 South Green



Avocet, 199 Gun Hill



Struan, 201 Gun Hill



New Shilling, 191 South Green



All Mine, 218 Gun Hill



Corner Hut, 233 Gun Hill

The Studio, High Street – Southwold

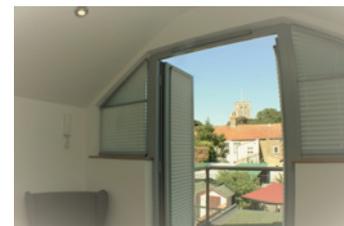
Property Ref: P1293

SLEEPS
2



The Studio is a modern, cosy, open plan, first floor apartment finished to a high standard and furnished with everything a couple could need for their stay. Hidden away, yet situated in the bustling centre of Southwold, The Studio is close to all amenities with everything on your doorstep from restaurants and bakeries to tempting shops and art galleries. The balcony provides the perfect opportunity to open the doors, be refreshed by the bracing sea air whilst enjoying the view of the church. A welcome pack awaits your arrival.

First Floor: Open plan living area with sitting area and kitchen/diner, TV, balcony. Kitchen with electric oven and hob, microwave, fridge and dishwasher. Bedroom 1: King size bed. Shower room: Electric power shower, WC, wash basin.



No price increase for 2018
1 week from
£355

Need to know

Accommodation all on one level |
Linen provided | Towels provided |
Short breaks

Driftwood, High Street – Southwold

Property Ref: P1253

SLEEPS
2+



Driftwood is a beautiful, modern, open plan, cosy first floor apartment that is perfect for a couple's getaway. It benefits from being on Southwold's bustling high street, close to all amenities and within a few steps you can find boutique shops, cafés, restaurants and pubs. The view from the sitting room window is perfect for anyone who enjoys watching the world go by. A short walk from the beach, Driftwood is perfect for summer breaks or for cosying up on cold winter nights.

Ground floor: Shared entrance hall.

First floor: Open plan lounge/kitchen diner, dining table and chairs, sofa with single sofa bed, TV and optiflame fire. Kitchen has electric oven and hob, microwave, fridge/ freezer, dishwasher, washer/dryer and water softener. Bedroom 1: King size bed, digital TV. Shower room with electric power shower, WC, wash basin and shaver socket.



No price increase for 2018
1 week from
£448

Need to know

Linen provided | Towels provided |
Short breaks | Children welcome |
Baby welcome

Owl Cottage, Victoria Street – Southwold

Property Ref: P1127

SLEEPS
2+



A charming, two bedroom cottage with original beams, full of character and country cottage quirks like steep staircases and sloping ceilings. Sympathetically modernised, the cottage is within easy walking distance of the beach, shops, restaurants and cafés. Benefitting from a gorgeous courtyard garden, it's perfect for al fresco dining and soaking up the Southwold sunshine. Side gate access means it's ideal for guests bringing bikes.

Ground floor: Sitting room with sofa and arm chairs, ornamental fire, TV and DVD player. Kitchen/diner with table and chairs, gas oven and hob, fridge with ice compartment, microwave. Washer/dryer in outhouse. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: Twin 3 ft beds. Bathroom with bath, WC and wash basin.

Second floor: Bedroom 2: Twin 3ft beds.



No price increase for 2018

1 week
from
£400

Need to know

Linen provided | Enclosed garden |
Cycle storage | Short breaks |
Sloping ceiling in bedroom 2

Creek Cottage, The Green – Walberswick

Property Ref: PRIEM1

SLEEPS
3+



Creek Cottage is a hidden gem, perfect for anyone looking for a peaceful break on the Suffolk Coast. Whilst benefitting from being in the heart of the village of Walberswick, the cottage is tucked away at the top of a private road where you will find pure tranquillity. Creek Cottage is one of the closest in the village to the beautiful beach and the double bedroom boasts sea views. The cottage adjoins the owner's house, who will meet you upon arrival to ensure you have all you need for an enjoyable stay. The enclosed garden is perfect for al fresco dining and is the ideal place to store muddy walking boots or bikes if you plan to take advantage of the stunning local walks and cycle paths.

Ground floor: Open plan living area with sofa bed, TV and DVD player. Kitchen/diner with dining table and chairs, electric oven and hob, microwave and fridge/freezer. Shower room with shower, WC and wash basin. Hallway to stairs occasionally crossed by owner to collect post.

First floor: Bedroom 1: Double bed. Bedroom 2: Single bed.



No price increase for 2018

1 week
from
£438

Need to know

Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Short breaks | Children welcome |
Baby welcome

2 Trinity Street – Southwold

Property Ref: P1289

SLEEPS

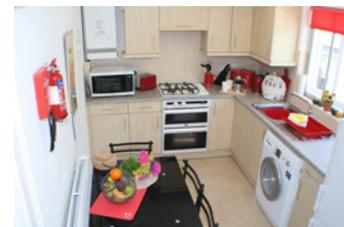
4



2 Trinity Street is a quaint 18th century fisherman's cottage packed full of period charm and character including steep cottage stairs and sash windows. Boasting many original features, this cosy cottage offers comfortable and flexible accommodation for couples or a small family and your dog. Ideal for those looking to holiday in a traditional seaside cottage, it is also very conveniently located close to the beach and seafront. Within minutes you can reach the bustling town centre and your choice of popular restaurants, pubs, cafés and bakeries. 2 Trinity Street also benefits from a bijou enclosed courtyard with a bistro table and chairs.

Ground floor: Sitting room with two sofas, Freeview TV, DVD player. Dining area with table and chairs. Kitchen with breakfast table and chairs, electric oven, gas hob, microwave, fridge/freezer and washing machine. Bathroom: Bath, separate shower unit, WC and wash basin.

First floor: Bedroom 1: Double bed. Bedroom 2: Single bed with pull out bed underneath that can be used as two singles or zipped together to make a double.



No price increase for 2018
1 week from
£561

Need to know

Children welcome | Baby welcome |
Linen provided | Towels provided |
Cycle storage | Short breaks | Steep
cottage stairs

Flat 2, Beach House, East Cliff - Southwold

Property Ref: P1002

SLEEPS
4



Would you like to be able to hear the sea's waves gently lapping against the shore as you sit and take in the panoramic sea views? Then this flat is perfect for your holiday! Not only does it have outstanding and unrestricted views of the sea, but steps just outside the property lead directly to Southwold's award-winning Blue Flag beach. Ideal for those who enjoy taking in the sea air and getting sand in their toes, Flat 2 is a bright, spacious first floor flat with balcony. Close to Southwold's bustling town centre where you can enjoy dining out in restaurants and cafés, pick up local produce in the bakery, greengrocers or butchers or treat yourself in one of the many boutique shops.

First Floor: Sitting/dining room with sofa and arm chairs, Freeview TV and flame effect fire. Bathroom with shower over bath, wash basin and WC. Kitchen with gas oven and hob, microwave, fridge/freezer, dishwasher and washer/dryer. Bedroom 1: Double with built in wardrobe. Bedroom 2: Twin (one bed 2ft 6").



No price increase for 2018
1 week from
£510

Need to know

Children welcome | Baby welcome |
Accommodation all on one level |
Linen provided | Short breaks

Puddle Cottage, East Street - Southwold

Property Ref: 1014

SLEEPS

4



Full of country charm, this warm and cosy cottage is tucked away into a quiet corner giving you peace and tranquillity whilst being only a few steps away from the vibrant High Street. Benefitting from a secluded courtyard garden with table and chairs, perfect for al fresco dining or even indulging in some fish and chips straight from the nearby shop. Boasting original beams in the kitchen and gorgeous sash windows, the cottage is full of period features and character. Light and spacious, Puddle Cottage would be a very comfortable holiday home for a couple or family that want to be within easy reach of restaurants, cafés and shops but are also looking for a bit of peace. The beach and seafront are only a few minutes' walk away.

Ground floor: Sitting room with sofa and armchairs, Freesat TV. Dining room with table and chairs. Cloakroom with WC and wash basin. Kitchen with electric oven and hob, microwave and fridge.

First floor: Bedroom 1: Double bed and wash basin. Bedroom 2: Twin beds. Bathroom: Bath with shower over, WC and wash basin.



No price increase for 2018
1 week from
£386

Need to know

Linen provided | Courtyard garden |
Short breaks | Narrow entrance |
Children welcome aged 4 and above

The Stablings, Gun Hill - Southwold

Property Ref: P1211

SLEEPS
4



In a superb location on Southwold's Gun Hill, The Stablings is a well-appointed detached property that boasts stunning sea views over the cannons. Ideal for a holiday on the Suffolk Coast, Stablings is a traditional, pebble-stone cottage with arched windows. The balcony off the sitting room is a lovely spot to enjoy the refreshing sea air. There's plenty of outdoor space with a secluded garden and patio in the courtyard. The garage will be particularly handy for muddy walking boots or those looking to bring bikes to take full advantage of the glorious walking and cycling trails nearby. Located adjacent to the beach and close to Southwold's vibrant town centre full of shops, cafés, art galleries and restaurants.

Ground floor: Sitting room with sofas and armchairs, balcony, TV and DVD player, CD player. Dining room with table and chairs. Shower room with shower, WC and wash basin. Kitchen with electric oven and hob, microwave, fridge/freezer and washing machine.

First floor: Bedroom 1: King size bed and TV. Bedroom 2: Twin beds. Bathroom with bath, WC and wash basin.



1 week
from
£680

Need to know

Linen provided | Enclosed garden |
Cycle storage | Short breaks |
Charter Fair

Waimana, North Road – Southwold

Property Ref: P1096

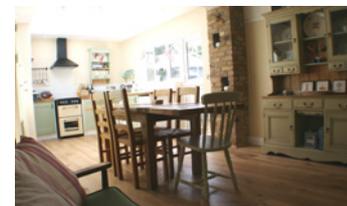
SLEEPS

4



Waimana is a newly-refurbished detached bungalow with a New England style front addition. Spacious and light, the property was built in the 1920s as a retreat for a retiring sailor. It has stunning uninterrupted views over marshland and is conveniently located within close proximity to the town, beach, boating lake and award-winning Southwold Pier. The interior has a subtle retro nautical feel but boasts a number of modern features such as under floor heating, a vaulted roof light and bi-folding doors on to the decking area. The garden at Waimana is a hidden gem with lawned area, patio and summer house offering seclusion and privacy, the perfect place for some al fresco dining. There's also the huge benefit of sought after off road parking.

Ground floor: Garden room with piano, seating area and breakfast table. Decked seating area to the front. Sitting room with sofas and arm chairs, flat screen TV and DVD player. Open plan kitchen/diner with smart TV, gas hob and electric oven, microwave, dishwasher and washing machine. Bedroom 1: Double bed. Bedroom 2: Twin beds. Bathroom with shower over bath, wash basin and WC. Steps up to the property from the drive and steps down into the garden.



No price increase for 2018

1 week from
£603

Need to know

Children welcome | Baby welcome | Accommodation all on one level | Linen provided | Towels provided | Enclosed garden | Cycle storage | Short breaks



Pin Cottage, South Green – Southwold

Property Ref: P1041

SLEEPS
4



Pin Cottage is full of Georgian character, perfectly situated in a much favoured location on Southwold's historic South Green. Just a short stroll from the beach with shops, cafés, art galleries and restaurants all close by. From the cosy sitting room you can enjoy the views over South Green and towards Walberswick, ideal for watching the world go by. The well-equipped country style kitchen leads through French doors to a small courtyard with table and chairs. Still with many original period features, Pin Cottage is full of charm and does have the odd quirk associated with a period property such as the narrow tread cottage staircase.

Ground floor: Sitting room with sofa and TV, dining area with dining table and chairs. Recently fitted kitchen with electric oven and hob, microwave, fridge and dishwasher. Cloakroom with WC and wash basin.

First floor: Bedroom 1: 5ft double bed. Bedroom 2: 3ft twin beds. Bathroom with bath and handheld shower attachment, WC and wash basin.



No price increase for 2018
1 week from
£536

Need to know

Linen provided | Short breaks | Charter Fair | Children welcome aged 8 or over only | Narrow staircase

Fairwinds, Primrose Alley, South Green – Southwold

Property Ref: P1043

SLEEPS

4



First floor mews-type flat, tucked away just off Southwold's historic South Green. Blissful sea views from the sitting/dining room and balcony, with the beach only a few minutes' walk away. Fairwinds is ideally located, Southwold's bustling High Street and shops, restaurants and art galleries are all close by. Much sought after off street parking in the garage is also a huge benefit.

First floor: Porch, sitting/dining room with sofa, dining table and chairs, TV and DVD player, balcony. Kitchen with electric oven and hob, fridge/freezer and microwave. Bedroom 1: Double bed. Bedroom 2: Twin beds with en-suite WC and wash basin. Bathroom with bath and shower over, WC and wash basin.



No price increase for 2018
1 week from
£458

Need to know

Accommodation all on one level | Linen and towels can be hired from Crisp and Clean on 07880 683682 | Cycle storage | Short breaks | Charter Fair | Children aged 10 and over only, except babes in arms | Access is by an external staircase to first floor level

Gun Hill Cottage, South Green – Southwold

Property Ref: P1045

SLEEPS
4



Formerly a coach house, this unique period cottage overlooks the sea and is located on historic Gun Hill. The simply breathtaking sea views can be enjoyed whilst sipping a glass of something cool from the beautiful garden with summer house. With sought after off road parking and access down to the beach you could not ask for more, and yet this cottage keeps giving. Packed full of charming original period features, the impressive fireplace and wood burning stove in the sitting room keeps the cottage warm on cooler nights. The dining room has French doors that lead to the garden and seafront.

Ground floor: Sitting room with sofa and arm chairs, flat screen TV, wood burning stove. Dining room with dining table and chairs. Kitchen with gas oven and hob and microwave. Bathroom with electric shower over bath and wash basin, separate WC. Bedroom 1: Twin with wash basin. Bedroom 2: Twin with en-suite WC and wash basin. One step up to the property from the drive and into bedroom 2.



No price increase for 2018

1 week from
£803

Need to know

Accommodation all on one level | Linen provided (guests to make their beds on arrival) | Garden | Cycle storage | Short breaks | Charter Fair | Logs provided for wood burner, please replace if used | No children under 10



33 Victoria Street – Southwold

Property Ref: P1054

SLEEPS

4



Delightful period cottage that is tucked away yet in the heart of Southwold, overlooking the Church and Bartholomew Green. Stylishly refurbished to a high standard, 33 Victoria Street is very well-equipped and would be an ideal base for a comfortable holiday. A short walk to the beach and yet only a few minutes from the shops, cafés and restaurants on Southwold's High Street, this cottage is perfectly located. The rear courtyard with table and chairs is a lovely spot for a bit of al fresco dining. The visitors' book speaks for itself, full of wonderful compliments from previous guests who return time and time again.

Ground floor: Sitting room with sofa and arm chairs, wide screen TV and DVD player. Family room with sofa, dining table and seating. Bespoke kitchen with electric oven and gas hob, fridge/freezer, dishwasher and microwave. Cloakroom with WC, wash basin and washing machine.

First floor: Bedroom 1: King size bed with adjoining family bathroom. Bath with shower over, wash basin and WC. Bedroom 2: Twin beds.



No price increase for 2018
1 week from
£536

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks | May
not be suitable for toddler due to steep
stairs.

Coastguards, Victoria Street – Southwold

Property Ref: P1053

SLEEPS
4



A warm and welcoming refurbished two bedroomed Victorian cottage that benefits from a tranquil and secluded south facing garden. Facing St Edmunds Church and Bartholomew Green, Coastguards is ideally located for those looking to be both near to the beach and also within a few minutes' reach of Southwold's hustle and bustle with shops, cafés and restaurants found nearby. Full of home comforts, you will find a well-equipped kitchen and cosy sitting room, whilst the impressive walk-in shower en-suite to the master bedroom adds a touch of luxury to your stay. This Victorian cottage has the usual period quirks including a steep cottage staircase with narrow tread.

Ground floor: Sitting room with two sofas, Freeview TV and DVD player. Dining room with dining table and chairs. Kitchen with electric oven, ceramic hob, microwave and fridge. Bathroom with shower over bath, wash basin and WC.

First floor: Bedroom 1: Double bed with en-suite shower, wash basin and WC. Bedroom 2: Twin beds.



No price increase for 2018
1 week from
£515

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks

Windy Nook, Palmers Lane – Walberswick

Property Ref: 1066

SLEEPS
4



A comfortable period cottage set in an idyllic, quiet location just a short walk from the village shop, pubs and beach. With direct access to the common where you will find nightingales in spring and an abundance of other local wildlife, Windy Nook is well-suited for walkers and nature enthusiasts. The spacious bike shelter in the garden is ideal for cyclists and the cosy sitting room and wood burning stove will keep you warm on cooler nights.

Ground floor: Porch, sitting room with sofas, wood burner, TV and DVD player, dining room. Kitchen with electric oven and hob, microwave, fridge with ice compartment and washing machine. Shower room with shower, wash basin and WC.

First floor: Bedroom 1: Double. Bedroom 2: Single. Bedroom 3: Single. WC and wash basin.



1 week
from
£334

Need to know

Linen available to hire at time of booking:
Double - £15, Single - £10, Towels - £5, Tea towels - £1 | Enclosed garden | Children welcome | Baby welcome | Cycle storage | Short breaks



The Hutch – Ferry Road, Southwold

Property Ref: P1294

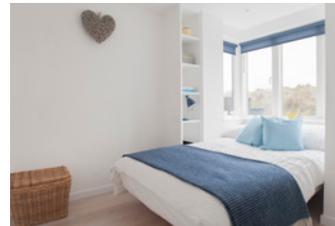
SLEEPS
4



The Hutch is a stunning new build in a superb position, just a stone's throw from the beach. Boasting panoramic views of the marshes and harbour on the river Blyth to the rear and sea views to the front. Perfect for an early morning coffee, looking out over the dunes from the top floor balcony and then for evening drinks on the patio to watch the tremendous sunsets over the fields behind. With a luxury finish, the interior is modern and light marrying contemporary design with comfort and all amenities offering flexible and versatile accommodation. The first floor indoor seating area leads to a fully glazed balcony with table and chairs and sea views.

Ground floor: Open plan living room with sofas, Smart TV and Blu Ray, open flame gas fire and bi-fold glass doors to garden. Kitchen/diner with electric oven and hob, microwave, fridge/freezer, dishwasher, water softener, table and chairs. Bedroom 1: Queen size bed. Bathroom with bath, wash basin and WC.

First floor: Bedroom 2: King size bed, TV, folding glass doors to rear balcony and en-suite shower room with shower cubicle, wash basin, and WC. Sitting area, balcony.



No price increase for 2018
1 week from
£433

Need to know

Children welcome | Baby welcome | Linen provided | Towels provided | Garden | Cycle storage | Short breaks | Security Deposit - £250 | Cot and stair gate available at time of booking

Sundial, Kingfisher Crescent – Reydon

Property Ref: P1134

SLEEPS
4



A comfortable stay awaits you at Sundial, a charming semi-detached bungalow set in a quiet cul-de-sac. If you're looking for a peaceful break in a Suffolk village in comfortable and warm surroundings you need look no further. Accommodation in Sundial is all on one level, allowing easy movement between rooms. Off road parking allows you to gain access to your car easily. Nearby footpaths are perfect for walking and cycling and mean you can reach a number of local amenities such as shops and the pub in a few minutes. The nearby bus stop allows you to travel further into Southwold and the beach. There's also a lovely, secluded, mature garden and patio complete with table and chairs – perfect for al fresco dining.

Ground floor: Sitting/dining room with sofa, Freeview TV and DVD player. Kitchen with electric oven and gas hob, microwave, fridge/freezer and washing machine. Bedroom 1: Double bed. Bedroom 2: A single bed with 2ft 6" up and under bed. Bathroom with shower over bath, wash basin and WC. One step up to the property from the drive and step down into the garden.



No price increase for 2018
1 week from
£366

Need to know

Children welcome | Baby welcome | Accommodation all on one level | Linen provided | Enclosed garden | Cycle storage | Short breaks

Glenangus, Keens Lane – Reydon

Property Ref: P1212

SLEEPS
4



A charming detached bungalow in a tranquil setting on a quiet, un-adopted road – perfect for getting away from it all. An ideal base for cycling and walking, footpaths from the property lead to the local shops and countryside. Benefiting from a large, secluded garden with summer house and sun awning for shade. Accommodation is all on one level and the sitting room benefits from an electric tilt and rise chair, making your stay at Glenangus as comfortable as possible. The owner also has a beach hut on Gun Hill, Southwold available for hire separately. Please see page 11 for more information on 'Struan', hut number 201.

Ground floor: Entrance porch and hall. Sitting room with sofa and arm chairs, radio and TV/DVD player and surround sound speakers. Dining area with table and chairs. Study. Kitchen with electric oven, gas hob, microwave, fridge/freezer, washing machine. Bathroom with bath, separate shower, wash basin and WC. Bedroom 1: Double bed. Bedroom 2: Twin beds. Two steps up to the property from the drive and steps down into the garden.



No price increase for 2018
1 week from
£433

Need to know

Children welcome | Baby welcome | Accommodation all on one level | Linen provided | Enclosed garden | Cycle storage | Beach hut | Short breaks

Pippins, High Street – Southwold

Property Ref: P1021

SLEEPS
4+



You could not be more centrally located with Pippins, found right in the heart of Southwold's vibrant town centre. Accessed by several steps down from the bustling High Street, this light and spacious lower ground floor apartment is perfectly situated for you to enjoy the many restaurants, boutique and antique shops and art galleries on offer. The beach is only a short walk away, as are a number of local amenities including bakeries, greengrocers and convenience stores. Offering a fully-equipped kitchen and spacious lounge diner, a warm and comfortable stay awaits you at Pippins.

Ground floor: Living/dining room with sofas, TV, DVD player, CD player with radio, dining table and chairs. Kitchen with electric oven and hob, microwave, fridge and washing machine. Bedroom 1: Double. Bedroom 2: Bunk beds (single over double). Bathroom with walk in shower, WC and wash basin.



No price increase for 2018
1 week from
£386

Need to know

Children welcome | Baby welcome |
Accommodation all on one level |
Linen provided | Towels provided |
Short breaks

Weavers Cottage, Spinners Lane – Southwold

Property Ref: P1046

SLEEPS
4+



A charming and well-equipped semi-detached cottage that is full of country charm. Tucked away in a quiet private road that leads to Southwold common and golf course, Weavers Cottage offers you peace and tranquillity yet is within easy reach of both the beach and the town centre. Restaurants, cafés and shops are only a few minutes' walk away. The bistro table and chairs in the front patio are a lovely spot to soak up some of the Southwold sunshine. The cosy country sitting room has a sofa bed, making Weavers Cottage a very flexible and versatile accommodation as it can sleep up to 6.

Ground floor: Sitting room with sofa bed, flat screen Freeview TV and BluRay DVD player. Kitchen diner with electric oven and hob, fridge, microwave, washing machine and radio, dining table and chairs. Bathroom with shower over bath, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Twin.



No price increase for 2018
1 week
from
£412

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed courtyard |
Cycle storage | Short breaks



Loom Cottage, Spinners Lane – Southwold

Property Ref: P1047

SLEEPS
4+



A very comfortable and tastefully modernised semi-detached cottage that has been refurbished to a high standard. You'll find Loom Cottage in a very quiet location on a private road, adjacent to Southwold Common and golf course. Only a short walk from the beach, yet close to all the amenities on offer in Southwold's centre, this warm and welcoming cottage is ideally located. The fully-equipped kitchen has delightful exposed beams and the addition of a sofa bed in the cosy country sitting room means Loom Cottage can offer flexible accommodation as it can sleep up to 6 people.

Ground floor: Sitting room with sofa bed, flat screen Freeview TV and BluRay DVD player. Kitchen diner with electric oven and hob, fridge with icebox, microwave and washer dryer, dining table and chairs. Bathroom with power shower over bath, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Twin.



No price increase for 2018
1 week
from
£427

Need to know

Linen provided | Enclosed courtyard |
Children welcome | Baby welcome |
Cycle storage | Short breaks |
Garage parking

Mouse Cottage, East Street – Southwold

Property Ref: P1185

SLEEPS
4+



A spacious period cottage that is in an ideal location, being only a short stroll from the beach yet with shops, cafés and restaurants all on your doorstep. The newly fitted county style kitchen with range cooker and walk in larder is fully-equipped for all your needs. The French doors from the spacious sitting/dining room lead into a courtyard garden. Boasting sea views from the master bedroom, Mouse Cottage offers flexible accommodation depending upon the size of your party. A family of four can hire two bedrooms only. The bunk bedroom and entire second floor can be hired in addition if required, comfortably accommodating 10 people.

Ground floor: Hall leading to sitting/dining room with sofas, Freesat TV and DVD player. Conservatory through courtyard garden. Kitchen with range cooker (gas), microwave, fridge, dishwasher and washing machine, walk in larder with fridge/freezer. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: King size bed and single day bed. Bedroom 2: Double bed and wash basin. Bedroom 3: Bunk bedroom (two single bunks). Bathroom: Compact bath with shower over, WC and wash basin. Second floor: Bedroom 4: One double and two single beds.



No price increase for 2018

1 week
from
£551

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks | Security
deposit - £150

10a East Cliff – Southwold

Property Ref: P1099

SLEEPS
4+



A charming first and second floor maisonette that boasts stunning sea views to the front and a balcony with views over Southwold's rooftops and lighthouse to the rear. If you like to sit in warm, comfortable surroundings whilst taking in your sea view, 10a East Cliff is the holiday home for you. The peaceful and cosy sitting room on the second floor is a delightful place to sit and watch the waves lap against the shore. The light and bright kitchen/diner comes fully-equipped for all your holiday needs. From there you can step out on to your balcony to enjoy stunning sunsets whilst drinking a glass of something lovely. Very well positioned for both the seaside and the town centre, 10a East Cliff is only steps away from the beach and all local amenities are only a few minutes' walk away. Perfect for a family holiday, the useful entrance hall is an added bonus as it's the perfect place to store buggies and coats.

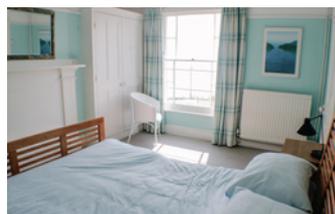
First floor: Bedroom 1: Double. Bedroom 2: Twin beds that can be joined together to make a 6ft double. Bathroom with shower over bath, WC and wash basin. Separate WC.

Second floor: Kitchen/diner with electric oven and hob, microwave, fridge/freezer and dishwasher. Balcony. Sitting room with sofa, gas fire, TV and DVD player. Foldaway 3ft single bed.

No price increase for 2018
1 week from
£500

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed courtyard |
Cycle storage | Short breaks |
Maisonette accessed via external steps
to entrance hall



Linnets, Marlborough Road – Southwold

Property Ref: P1267

SLEEPS
4+



A detached bungalow on a quiet street in Southwold that benefits from a peaceful back garden and off street parking. Conveniently located, Linnets is close to Southwold's Blue Flag award-winning beach and famous pier with shops and café, not to mention the boating lake and putting green. The bustling High Street with boutiques, restaurants, cafés and art galleries is just a short walk away. Accommodation in Linnets is all on one level, allowing easy movement between rooms, and the recliner chairs in the sitting room offer an added comfort. Those looking to take advantage of the excellent cycle trails along the Suffolk Coast will enjoy being able to store bikes easily with access to the back garden from the side of the bungalow.

Ground floor: Sitting room with Freeview TV and DVD player. Kitchen with eye level electric double oven, electric hob, microwave, fridge/freezer, dishwasher, and washer/dryer. Bedroom 1: Double. Bedroom 2: Twin. Bathroom with shower over bath, WC and wash basin, shaver socket. Separate WC with wash basin and shaver socket.



No price increase for 2018

1 week
from
£520

Need to know

Children welcome | Baby welcome | Accommodation all on one level | Linen provided | Towels provided | Enclosed garden | Cycle storage | Short breaks | Z bed and travel cot available at time of booking

Tookey, Blackmill Road – Southwold

Property Ref: P1259

SLEEPS
4+



A beautifully finished and modernised detached cottage, furnished in a contemporary style. Centrally located close to Southwold's High Street with boutique shops, cafés and restaurants on your doorstep, yet less than a 10-minute walk to the beach. The contemporary style of this classic cottage mean you will find luxurious detail in Tookey, including a stunning kitchen, bi-folding doors onto the patio and a Juliet balcony from the master bedroom. The private patio area with seating is perfect for al fresco dining and the allocated parking space opposite the property is a huge added bonus. A lockable storage area large enough for two bikes is ideal for anyone looking to take advantage of the numerous cycle trails along the Suffolk Coast.

Ground floor: Entrance hall, open plan sitting/dining area with sofa bed, flat screen Freeview TV, DVD player, dining table and chairs. Kitchen with electric oven and gas hob, microwave, fridge/freezer, dishwasher and washer/dryer. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: Master bedroom with king size bed and en-suite with shower, bath, WC and wash basin. Bedroom 2: Double.

Need to know

Linen provided | Towels provided | Enclosed courtyard garden | Children welcome | Baby welcome | Cycle storage | Short breaks | Security deposit - £100 | Restricted ceiling height and widths | Sloping ceilings on first floor

No price increase for 2018
1 week from
£551



6 Pinkneys Lane – Southwold

Property Ref: P1246

SLEEPS
4+



If you are looking for a holiday home steeped in history and heritage you need look no further. 6 Pinkney's Lane is centrally located, occupying the first floor above the Adnams wine shop with lovely views across South Green to Gun Hill and the sea. Only a short walk to the beach yet situated in the heart of Southwold's bustling centre, you will find a tastefully decorated and well-equipped apartment. Furnished with great character, including charts, pictures and photographs of local historical interest, you can while away the time unravelling the history of your lodgings. The long and narrow building with quirky steps has a nautical feel. If you're staying for a week or more, a welcome pack will be awaiting your arrival.

First floor: Sitting room with sofa bed, Freeview TV, DVD player, radio and dining area with table and chairs. Kitchen with electric oven and hob, microwave and fridge with ice compartment, breakfast table and chairs. Bathroom with free-standing roll top bath and handheld shower attachment, WC and wash basin. Bedroom 1: Double. Bedroom 2: 3ft bunk beds.



No price increase for 2018
1 week from
£505

Need to know

Children welcome | Baby welcome | Linen provided | Towels provided | Short breaks | Charter Fair | High chair, travel cot and stair gate available at time of booking.



1a Park Lane – Southwold

Property Ref: P1033

SLEEPS

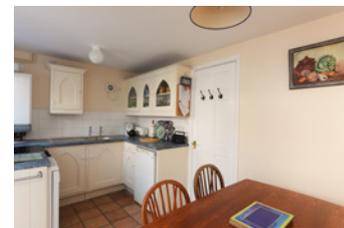
5



A delightful period cottage ideally situated off South Green and close to the common yet within easy walking distance of Southwold's High Street and local amenities such as restaurants, shops and cafés. The beach is also only a few minutes' walk away. Full of character and charm, this ornately shaped cottage offers space and tranquillity in cosy, warm rooms. The double bedroom boasts some lovely sea views from the bay window.

Ground floor: Sitting room with flat screen TV and DVD player. Kitchen/diner with electric oven and hob, microwave, fridge and dishwasher, dining table and chairs. Bedroom 1: Single bed with en-suite shower room, WC and wash basin.

First floor: Bedroom 2: Double with en-suite bathroom with bath, WC and wash basin. Bedroom 3: Twin beds. Shower room with shower, WC and wash basin (on landing).



No price increase for 2018
1 week
from
£515

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed patio | Cycle
storage | Short breaks | Charter Fair

Bunting, St Edmunds Road – Southwold

Property Ref: P1269

SLEEPS
5



A delightful Victorian cottage, perfect for families with a play area on Tibby's Green just across the road, and boasting lots of outdoor space with a fantastic garden and summer house. Located in the heart of Southwold, with local shops and amenities within a few minutes' reach, and only a short stroll from the beach. A beach hut is available for hire at the time of booking at a discounted rate, making an ideal base for a day by the sea. Lots of original period features add warmth and character to this welcoming cottage. Also ideal for winter breaks, cosy up in the sitting room in front of the wood burning stove on cooler nights.

Ground floor: Sitting room with sofa, TV with Netflix, BluRay DVD player. Kitchen/diner with electric oven and hob, microwave, fridge/freezer and washing machine, dining table and chairs. Bathroom with shower over bath, WC and wash basin.

First floor: Bedroom 1: King size bed, ornamental fireplace and TV. Bedroom 2: Twin beds, leading to Bedroom 3: Single.



No price increase for 2018
1 week
from
£458

Need to know

Children Welcome | Baby Welcome |
Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Beach hut | Short breaks | Travel cot
available at time of booking

Coign, Constitution Hill – Southwold

Property Ref: P1132

SLEEPS
5



Full of character and charm and steeped in history, Coign is part of a three storey town house in a much favoured position with fine views across South Green. The front garden and patio has views of Southwold's historic Gun Hill and famous cannons. Ideally located close to the shops and the sea, you are only a few minutes' walk away from the beach and the local amenities. Coign offers plenty of living space with your choice of two reception rooms as well as a kitchen diner. The well-equipped country style kitchen with maple wood surfaces provides you with everything you will need for a comfortable stay on the Suffolk coast.

Ground floor: Sitting room with sofa and arm chair, TV and DVD player. Living room with sofa and arm chair. Kitchen/diner with electric oven and gas hob, microwave, fridge and dishwasher. Cloakroom with WC and wash basin.

First floor: Bedroom 1: Master bedroom with king size bed. Bathroom with bath and handheld shower attachment, WC and wash basin, also houses washing machine and tumble dryer. Second floor: Bedroom 2: Twin. Bedroom 3: Single.



No price increase for 2018

1 week
from
£428

Need to know

Linen provided | Bedding natural fibres (feather and down) | Children welcome | Baby welcome | Enclosed front garden | Cycle storage | Short breaks | Security deposit - £100 | Charter Fair | Entrance via side of building

1 Wymering Road – Southwold

Property Ref: P1288

SLEEPS
5



A peaceful Victorian property, tucked away on a quiet road close to the common and opposite Church of the Sacred Heart. Full of stunning original features including some beautiful stained glass windows and original floor tiles, 1 Wymering Road is a welcoming and well-equipped Victorian holiday retreat. Recently extended with a sun room that opens out onto a lovely garden with seating area on the patio. Ideally situated for a family holiday, Southwold's Blue Flag award-winning beach and pier are a 10 minute walk away. Couples and families looking for a getaway in summer or winter months can enjoy being near to boutiques, cafés and art galleries.

Ground floor: Hall. Sitting/dining room with TV with Netflix, DVD and Hi-Fi with CD player. Cloak room and WC and wash basin. Kitchen with electric oven and hob, dishwasher. Utility room with microwave, fridge with ice compartment. Sun room with French doors leading into garden.

First floor: Bedroom 1: Bay window, double bed, Smart TV and DVD player. Bedroom 2: Twin beds. Bedroom 3: Single bed. Family bathroom with shower over bath, WC and wash basin.



1 week
from
£545

Need to know

Linen provided | Enclosed garden |
Children welcome | Baby welcome |
Cycle storage | Short breaks

Sun Cottage, North Road – Southwold

Property Ref: P1174

SLEEPS
5



A charming period family house that boasts much sought after off street parking and plenty of outside space, yet the beach and local amenities can be reached easily on foot in a few minutes. The garden offers space, peace and tranquillity as well as an ornamental pond and garden furniture – perfect for al fresco dining. The well-equipped country style kitchen has a wood burning stove, solid wood worktops, Belfast sink and a range cooker providing everything you could need for your stay. The working fireplace makes the sitting room the perfect place to cosy up on cooler nights.

Ground floor: Sitting room with Freeview TV, DVD player and sofa bed. Kitchen/diner with dual fuel rangemaster cooker, microwave, fridge/freezer, dining table and chairs. Outhouse with WC and washing machine.

First floor: Bedroom 1: King size bed. Bedroom 2: One single bed and bunk beds. Bathroom with bath, cubicle shower, WC and wash basin.



No price increase for 2018
1 week from
£402

Need to know

Linen provided | Towels provided |
Enclosed garden | Children welcome |
Baby welcome | Cycle storage | Short
breaks | Parking situated at back of
property from Pier Avenue

Bell Cottage, St Edmunds Road – Southwold

Property Ref: P1133

SLEEPS
5



A delightfully presented and well-equipped cottage that comes with a peaceful and tranquil private rear garden. Perfect for al fresco dining, there's outdoor furniture and the bike shed storage is ideal for those looking to meander along some of the stunning cycle trails along the Suffolk Coast. Conveniently located for both the vibrant town centre as well as the Blue Flag award-winning beach, Bell Cottage is only a few minutes' walk away from cafés, restaurants and other local amenities.

Ground floor: Sitting room with Freeview TV, DVD player and two sofas. Kitchen/diner with electric oven and hob, microwave, fridge/freezer, dining table and chairs. Bathroom with shower over bath, WC and wash basin.

First floor: Bedroom 1: King size bed. Bedroom 2: Single bedroom with pull out bed leading through to Bedroom 3: Bunk beds.



No price increase for 2018
1 week from
£458

Need to know

Linen provided | Towels provided | Enclosed garden | Cycle storage | Short breaks | Children welcome | Baby welcome | Booster chair and travel cot available at time of booking

Spindrift, Seaview Road – Reydon

Property Ref: P1217

SLEEPS

5



This charming Victorian cottage combines the best of both worlds; the space, peace and tranquillity of staying in Reydon with the added bonus of a complimentary beach hut on Southwold's award-winning Blue Flag beach. Perfect for those wanting to spend time by the seaside, Spindrift is also ideally placed for exploring, walking or cycling further afield straight from your door. Southwold's beach and seafront can be reached in a 20 minute gentle stroll along a picturesque route. The unspoilt coastal towns of Walberswick, Dunwich and Aldeburgh are within easy reach. For nature enthusiasts, RSPB Minsmere lies just six miles away with regular walks and events organised at this superb site. Music lovers will find the nearby international concert venue of Snape Maltings of note, with a festival held in June. Boasting a lovely garden with decked area and garden furniture for some al fresco dining, cyclists will also enjoy being able to store their bikes easily via a path to the back garden.

Ground floor: Sitting room with sofa, flat screen TV with DVD player, Freeview and Freesat. Dining room with dining table and chairs. Kitchen with gas oven and hob, microwave and fridge with ice compartment. Utility area with washer/dryer. Bathroom with bath and handheld shower attachment, WC and wash basin.

First floor: Bedroom 1: Master with double bed, TV with Freeview. Bedroom 2: Double. Bedroom 3: Single.

No price increase for 2018

1 week from
£361

Need to know

Linen provided | Towels provided |
Enclosed garden | Children welcome |
Baby welcome | Cycle storage | Beach
hut | Short breaks | Steep stairs



Sandy Lodge, Ferry Road – Southwold

Property Ref: P1298

SLEEPS
5+



Sandy Lodge is a two bedroom seaside house, situated in a superb position just minutes from the beach, which sleeps up to 7 people. The peaceful setting means the property has panoramic views of the marshes and harbour to the rear and views of the dunes and the sea to the front. Perfect for morning coffee on the front balcony and evening drinks watching the tremendous sunsets over the fields behind on the rear conservatory or patio. The decked dining area in the rear garden and barbeque is a wonderful spot to while away warm summer evenings or cosy winter nights. The interior is big and light marrying open plan design with comfort and all amenities, offering flexible accommodation. From Sandy Lodge you can comfortably walk into town within a few minutes and a wonderful family friendly restaurant is only three minutes' walk away.

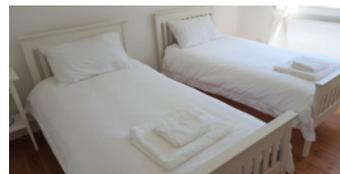
Ground floor: Open plan living room with TV and Blu ray player, Netflix. Open plan dining area and kitchen with electric oven and hob, microwave, dishwasher, fridge/freezer and washing machine. Bedroom 1: King-size bed (with room for cot). Bedroom 2: Twin beds and additional truckle bed (if required). Bathroom 1: Bath, WC and wash basin. Bathroom 2: Full size shower, WC and wash basin. Conservatory with seating area, sofa, dining table and chairs.

First floor: Sitting area with sofa and balcony. Reading room with a balcony.

No price increase for 2018
1 week from
£660

Need to know

Linen provided | Towels provided | Enclosed garden | Cycle storage | Short breaks | Children welcome | Baby welcome | Booster chair and travel cot available at time of booking | Security deposit £250



5 Wymering Road – Southwold

Property Ref: P1059

SLEEPS
6



A charming Victorian property situated in a quiet street, not far from the common and Southwold's High Street, that boasts much sought after off street parking and a delightful courtyard garden. Light and spacious, this well-equipped property is conveniently located for local amenities such as boutique shops, cafés and restaurants, whilst the beach can be easily reached on foot in 10 minutes.

Ground floor: Sitting/dining room with sofas, TV, DVD player and radio, table and chairs. Kitchen/breakfast room with gas oven and hob, microwave, fridge/freezer, washing machine, table and chairs.

First floor: Bedroom 1: Double with wash basin. Bedroom 2: Double with TV. Bedroom 3: Bunk beds. Bathroom with bath and handheld shower attachment, WC and wash basin.



No price increase for 2018
1 week
from
£525

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks | Parking
at rear in Blackmill Road | Discount if own
linen used, advise at time of booking

Corner Cottage, Cumberland Road – Southwold

Property Ref: P1009

SLEEPS
6



This pleasant, light and incredibly spacious detached family house is ideally located in the heart of Southwold, yet has a large garden and much sought after off road parking. Within a few minutes' walk you can easily reach the beach and all local amenities such as restaurants, shops and pubs. The impressive conservatory is a lovely spot to sit and relax no matter the weather whilst enjoying the birdlife that frequents the garden. Ideal for families, you can also reach a playground on Tibby's Green in a matter of moments. For an added touch of luxury, the double and twin bedrooms have a Kaymed Serene Comfort beds.

Ground floor: Dining room with dining table and chairs. Sitting room with a sofa and arm chairs, satellite TV and DVD player. Conservatory with sofa and arm chairs. Kitchen with electric double oven and gas hob, microwave, fridge/ freezer, dishwasher and washing machine. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Twin. Bedroom 3: Single. Bedroom 4: Child's single built-in bed. Bathroom with bath, WC and wash basin.



No price increase for 2018
1 week from
£620

Need to know

Linen provided | Enclosed garden |
Children welcome | Baby welcome |
Cycle storage | Short breaks



Reading Room Cottage, East Street – Southwold

Property Ref: P1015

SLEEPS
6



A charming listed period cottage in an outstanding position that boasts both sea views and off street parking. Located between the renowned Lord Nelson public house and the Sailors Reading Room Museum, Reading Room Cottage is adjacent to the seafront and beach. Enjoy mesmerising sea views from the sitting room and master bedroom, through the original ornate windows. Packed full of original features such as the beautiful floor tiles in the kitchen and wood panelling in the dining area, this property is both warm and welcoming with a quintessential seaside cottage feel. The rear courtyard with garden furniture is ideal for some al fresco dining but is also the perfect place for cyclists to store their bikes and to enjoy the numerous cycle trails along the Suffolk Coast.

Ground floor: Sitting room with sofa and arm chairs, TV and DVD player. Kitchen/diner with electric oven and hob, microwave, fridge and dishwasher, dining table and chairs. Bathroom with large shower cubicle, WC and wash basin, also houses washing machine.

First floor: Bedroom 1: Double. Bedroom 2: Twin beds that can be put together to make a double. Bedroom 3: Bunk beds.



No price increase for 2018
1 week from
£464

Need to know

Linen provided | Enclosed courtyard | Children welcome | Cycle storage | Short breaks

29 Marlborough Road – Southwold

Property Ref: P1025

SLEEPS
6



Spacious period family home that would provide an ideal base for a holiday on the Suffolk Coast. Within easy reach of the seaside and attractions such as the award-winning beach, pier and local amenities such as cafés and restaurants are nearby. There's plenty of space for the whole family as there's a large sitting room and separate dining room, as well as a large, fully-equipped kitchen. The electric chair lift from the ground floor to the first floor is a huge benefit for those with limited mobility. The delightful courtyard patio and garden furniture is the perfect peaceful spot to soak up some Southwold sunshine and is particularly useful for cyclists looking to store bikes as there is rear access.

Ground floor: Sitting room with sofas and arm chairs, TV, radio, DVD player. Dining room with table and chairs. Kitchen with electric double oven and gas hob, microwave, fridge/freezer, dishwasher, washing machine and tumble dryer. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Twin. Bedroom 3: Two small single beds. Bathroom with shower over bath, separate WC and wash basin.



No price increase for 2018

1 week
from
£421

Need to know

Linen can be hired locally, please contact Durrants on 01502 723292 | Enclosed garden | Children welcome | Baby welcome | Cycle storage | Short breaks | High chair available at time of booking

St Elmo, North Road – Southwold

Property Ref: P1031

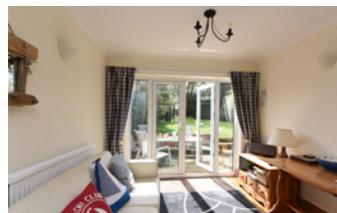
SLEEPS
6



A charming period semi-detached family house, conveniently located for both the seafront and local amenities that boasts a spacious garden. St Elmo is a warm and welcoming spacious cottage that can comfortably accommodate a six person family. With charming original period features, the impressive fireplace and wood burning stove in the sitting room keeps the cottage warm on cooler nights. Through the French doors on to the decked area you will find some garden furniture, ideal for some al fresco dining, and a lawned area, ideal for children looking to get some fresh air. The owner also has a beach hut on North Beach, Southwold available for hire separately at a discount for St Elmo guests. Please see page 10 for more information on 'J Teas', hut number 9.

Ground floor: Entrance hall. Sitting room with sofa and arm chairs, wood burning stove, Sky TV and DVD player. Dining room with dining table and chairs. Kitchen with electric double oven and gas hob, microwave, fridge/freezer, dishwasher and washing machine. Cloakroom with WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Three single beds. Bedroom 3: Single. Bathroom with power shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£479

Need to know

Linen provided | Enclosed garden |
Cycle storage | Beach hut | Short
breaks | Children welcome | Baby
welcome | Travel cot and Bumbo seat
available at time of booking.

Toad Hall, Queens Road – Southwold

Property Ref: P1037

SLEEPS
6



Spacious mews cottage situated in a quiet, sheltered position yet close to the common, South Green and beach, and within easy walking distance of the shops, restaurants, pubs and harbour. It wouldn't be Toad Hall without the characters from Wind in the Willows, who you will find keeping you company as you sit at the bistro table and chairs in the enclosed courtyard. Full of character and charm, Toad Hall has a narrow doorway and stairs. Boasting a warm and fully-equipped country kitchen and a wood burning stove that will keep you cosy on cooler nights.

Ground floor: Kitchen/dining room with electric oven and hob, microwave, dishwasher, washing machine and tumble dryer. Sitting room with Freeview TV, sofas and wood burning stove. Cloakroom with WC.

First floor: Bedroom 1: Double bed. Bedroom 2: Twin beds with en-suite with bath, WC and wash basin. Bedroom 3: Twin beds. Bathroom with electric shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£556

Need to know

Linen provided | Towels provided |
Enclosed garden | Children welcome |
Baby welcome | Cycle storage |
Short breaks | Security deposit - £100 |
Charter Fair | Narrow doorway and stairs |
Logs provided for wood burner, please
replace if used.

14 Dunwich Road – Southwold

Property Ref: P1094

SLEEPS
6



A delightful Victorian family house decorated and equipped to a high standard. A stone's throw from the beach, this is a very well situated property as it is close to Southwold's famous pier, lighthouse and putting green. The bustling High Street and its art galleries, boutique shop, cafés, restaurants and other local amenities are just a short walk away. Tastefully furnished and with a number of original features, 14 Dunwich Road comes with the added bonus of an enclosed courtyard garden with garden furniture. Ideal for soaking up the Southwold sunshine or for storing cycles if you're looking to meander along some of the Suffolk Coast's cycle trails.

Ground floor: Double sitting room with sofas and arm chairs, TV and DVD player. Kitchen/diner with electric oven and gas hob, microwave, fridge/freezer and dishwasher, dining table and chairs. Cloakroom with WC and wash basin. Cupboard with washer dryer.

First floor: Bedroom 1: King size bed with en-suite shower room comprising shower, WC and wash basin. Bedroom 2: Double. Bedroom 3: Twin. Bathroom with shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£685

Need to know

Linen provided | Towels provided |
Enclosed garden | Children welcome |
Baby welcome | Cycle storage |
Short breaks | Security deposit - £100



Little Blue Cottage, St Edmunds Road – Southwold

Property Ref: P1094

SLEEPS
6



This is a delightful family cottage, deceptively spacious and modernised to a high standard. Well-appointed and equipped, you will find everything you need and more for a comfortable stay on the Suffolk Coast. Conveniently located for both the beach and the amenities in Southwold's town centre, Little Blue Cottage is ideal for families as you can also reach a playground on Tibby's Green on foot in a few minutes. A secluded and spacious rear garden, with patio area, BBQ and garden furniture, is a lovely spot to enjoy the sunshine and partake in a little al fresco dining. Those looking to take advantage of the excellent cycle trails along the Suffolk Coast will enjoy being able to store bikes easily in the garden shed with access to the back garden from the side.

Ground floor: Sitting room with sofas, 32" flatscreen HD Freeview TV, DVD player, Play Station, CD and stereo. Kitchen/diner with Rangemaster gas cooker, microwave, fridge/freezer, dishwasher and washer/dryer, dining table and chairs. Cloakroom with WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Twin. Bedroom 3: Bunk beds. Bathroom with shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£474

Need to know

Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Short breaks | Children welcome | Baby
welcome | Cot, high chair and stair gate
provided

Gorse View, Palmers Lane – Walberswick

Property Ref: P1072

SLEEPS
6



Charming detached period cottage situated on the edge of the common in the delightful village of Walberswick. There's plenty of room for the whole family, with spacious separate dining room and sitting room, and a lovely large sunny and sheltered garden that overlooks the common. Conveniently located close to the local shop, beach, two pubs and a children's play area. The enclosed garden is the ideal place to store bikes if you plan to take advantage of the stunning local walks and cycle paths. From Gorse View there is direct access to a traffic-free route to Southwold, taking about 10 minutes by bike. Birdwatchers may sight nightingales in the springtime over the common and RSPB Minsmere is only a short drive away. Ideal for both summer and winter months, the wood burning stove in the sitting room keeps the cottage warm on cooler nights.

Ground floor: Entrance porch. Dining room with table and chairs. Sitting room with wood burner, TV, radio and CD player. Kitchen with electric oven and hob, microwave, fridge/freezer, dishwasher and washing machine. Bedroom 1: Single. Bathroom with shower over bath, WC and wash basin.

First floor: Bedroom 2: King size bed. Bedroom 3: Twin. Bedroom 4: Single. Study.



No price increase for 2018
1 week from
£541

Need to know

Linen provided | Enclosed garden |
Children welcome | Baby welcome |
Cycle storage | Short breaks

The Sheiling, Palmers Lane – Walberswick

Property Ref: P1071

SLEEPS
6



A comfortable cottage-style property with its own games room and attractive garden. Ideal for families, The Sheiling is only a few minutes' walk from the beach, children's play area and common, and boasts table tennis and table football. Within easy reach you'll find a number of amenities including the local shop and two pubs. The BBQ and patio furniture combine with the large sheltered garden to create an ideal spot for some al fresco dining. In the winter months, the wood burning stove in the spacious sitting room will keep the cottage warm and cosy. Walkers and cyclists could not be better located, with access nearby to a traffic-free route to Southwold, taking about 10 minutes by bike. RSPB Minsmere can be reached by car in under half an hour and is a must for any keen birdwatchers. Bring your binoculars as you may even spot a nightingale over the common at springtime.

Ground floor: Sitting room with TV, radio, CD player. Dining room with table and chairs. Kitchen/breakfast room with electric oven and hob, microwave, fridge/freezer, dishwasher and washing machine, dining table and chairs. Bedroom 1: King size bed. Bedroom 2: Twin. Bedroom 3: Twin. Bathroom with bath, WC and wash basin. Shower room with WC and wash basin. Games room with table tennis table, table football table and TV.

No price increase for 2018

1 week
from
£541

Need to know

Accommodation all on one level |
Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks | Step up
into dining room



Brewer's House, Victoria Street – Southwold

Property Ref: P1247



Stunning period property steeped in history, with the added benefit of being able to add a number of additional services for a truly luxurious stay in Southwold. Just behind The Swan sits the original home of Adnams' Head Brewer, now converted into an outstanding holiday home overlooking East Green and the lighthouse. Brewer's House is furnished to complement its surroundings as the coastal-themed interior is inviting no matter what the English weather brings. Guests have the option to pre-book room service, daily housekeeping or even a tour of the Adnams Brewery. French doors from the kitchen/diner lead onto a patio area and The Swans private gardens.

Ground floor: Entrance hall. Kitchen/diner with eye level electric double oven, gas hob, fridge/freezer, dishwasher, dining table and chairs. Bedroom 1: Double. Shower room with WC and wash basin.

First floor: Lounge with ornamental feature fireplace and sofa bed. Bedroom 2: Zip-link beds that can be a twin or double. Bedroom 3: Double. Bathroom with shower over bath. Separate WC and wash basin.



No price increase for 2018
1 week from
£897

Need to know

Children welcome | Baby welcome |
Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Short breaks | High chair, travel cot and
stair gate available at time of booking.

44 Stradbroke Road – Southwold

Property Ref: P1051

SLEEPS
6+



A bright and spacious period family house that is ideally situated to be both close to the seafront and the local amenities. Southwold's Blue Flag award-winning beach, famous pier and putting green can be reached easily. Boutique shops, cafés and restaurants are only a short walk away. The newly-fitted and well-equipped kitchen will provide you with everything you need for your stay on the Suffolk Coast. The sun room is a lovely spot to sit and relax no matter the weather. A family of six or three couples can choose to hire three bedrooms only. A further double bedroom can be hired in addition if required, comfortably accommodating 8 people in total.

Ground floor: Sitting/dining room with sofa, armchairs, TV and DVD player, dining table and chairs. Sun room with seating area. Kitchen/breakfast room with eye level electric double oven and gas hob, microwave, fridge/freezer, dishwasher, washing machine and breakfast table and chairs.

First floor: Bedroom 1: King size bed, TV and en-suite shower room with wash basin. Bedroom 2: Double. Bathroom with shower over bath, WC and wash basin. Separate WC.

Second floor: Bedroom 3: Twin. Bedroom 4: Double.



No price increase for 2018
1 week from
£649

Need to know

Linen provided | Towels can be hired at additional charge | Enclosed courtyard | Children welcome | Baby welcome | Cycle storage | Short breaks

5 Shearwater Way – Reydon

Property Ref: P1215

SLEEPS
6+



Close to Southwold, and finished to a high standard, 5 Shearwater Way is a perfect retreat any time of year. Located in Reydon, a lovely village with two local shops and the Randolph Hotel serving excellent food, this modern property has private parking and is set on a quiet road. Perfect for those wanting to spend time by the seaside but also be able to enjoy exploring further afield, it is ideally placed for walking or cycling straight from your door. Southwold's beach and seafront can be reached in a 20 minute gentle stroll along a picturesque route. Benefiting from a spacious garden with patio area, it's perfect for al fresco dining and soaking up the Suffolk sunshine. Side gate access means it's ideal for guests bringing bikes.

Ground floor: Entrance hall. Sitting room with sofas, gas fire, Freeview TV and DVD player. Kitchen/diner with electric oven and gas hob, microwave, fridge/freezer, dishwasher, table and chairs. Washing machine in the garage. Cloakroom with WC and wash basin.

First floor: Bedroom 1: King size bed with en-suite shower room, WC and wash basin. Bedroom 2: Twin. Bedroom 3: Twin beds with child's pull out bed (2ft 6"). Bathroom with bath and handheld shower attachment over, WC and wash basin.



No price increase for 2018
1 week from
£438

Need to know

Children welcome | Baby welcome |
Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Short breaks | Sloping ceilings in
bedroom 3

Old Field Cottage, Seaview Road – Reydon

Property Ref: P1033

SLEEPS
6+



A spacious, light and well-equipped semi-detached cottage that comes with a delightful garden and off road parking. Located in the village of Reydon, you will find a number of local amenities on your doorstep including a shop and pub. Southwold's beach and seafront can be reached in a 20 minute gentle stroll along a picturesque route. Footpaths close to the property will take you round marshes and as far as Walberswick, ideal for walkers, cyclists and nature enthusiasts. The garden offers space, peace and tranquillity as well as garden furniture – perfect for al fresco dining.

Ground floor: Sitting room with sofas, Freeview TV, DVD player and CD player. Dining room with dining table and chairs. Kitchen with electric oven and gas hob, microwave and fridge/freezer. Washing machine in outhouse.

First floor: Bedroom 1: Double. Bedroom 2: Twin with en-suite WC and wash basin. Bedroom 3: Single bed with pull out single bed underneath. Folding z bed for seventh person.



No price increase for 2018
1 week from
£464

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks

27 Marlborough Road – Southwold

Property Ref: P1024

SLEEPS
7



Situated just a stone's throw from the beach you will find 27 Marlborough Road, a well-equipped period family home that will provide you with a very comfortable stay on the Suffolk Coast. Having recently undergone a refurbishment, the newly-fitted kitchen/dining area has bi-folding doors that open on to the rear garden and patio area. Boasting sea views from the master bedroom, it's ideal for watching the tides come and go. Southwold's bustling High Street, amenities and attractions such as art galleries, the museum and boating lake are all only a few minutes' walk away. In the sitting room you will find a selection of family games and reading material, perfect for curling up with a good book or keeping the family amused on wet days.

Ground floor: Entrance hall. Cloakroom with WC and wash basin. Sitting room with sofas and arm chairs, flat screen TV, DVD player and gas fire. Kitchen/diner with electric double oven and gas hob, microwave, fridge/freezer, dishwasher and washing machine, dining table and chairs.

First floor: Bedroom 1: King size bed with en-suite shower room, WC and wash basin. Bedroom 2: Twin. Bedroom 3: Twin. Bedroom 4: Single. Bathroom with power shower over bath, WC and wash basin.



No price increase for 2018
1 week
from
£650

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks

Strathmore, North Parade – Southwold

Property Ref: P1030

SLEEPS
7+



Enjoy spectacular sea views from this spacious self-contained ground floor apartment in a Victorian house opposite the beach. The front garden with paved seating area has uninterrupted sea views of Southwold's award-winning Blue Flag beach and famous pier. The stunning sea views can also be enjoyed from the sitting/dining room and front bedroom. Ideal for larger or extended families, there's plenty of room for everyone in this spacious and well-equipped home by the sea. The visitors' book speaks for itself as it is filled with glowing reviews from guests who have enjoyed a wonderful stay at Strathmore. Thoughtful added touches like an outside sink for off-beach use make for a very comfortable stay.

Ground floor: Porch. Sitting room with sofas and arm chairs, Freeview flat screen TV, DVD player and multi fuel burner. Dining room with dining table and chairs. Kitchen with eye level electric double oven and electric hob, microwave, two fridges and dishwasher. Utility room with washing machine and freezer. Bedroom 1: Two single beds that can be twinned together and wash basin. Bedroom 2 : Double with en-suite shower, separate WC and wash basin that can be accessed from the hallway. Bedroom 3: One single bed, 6ft bunk beds and a foldaway single bed (optional). Bathroom with electric shower over bath, WC, bidet and wash basin.

Need to know

Children welcome | Baby welcome | Accommodation all on one level | Linen and towels can be hired from Crisp and Clean on 07880 683682 | Enclosed courtyard | Cycle storage | Security deposit - £200 | 1 step into porch, 3 steps down to front garden



No price increase for 2018
1 week from
£690



24 South Green – Southwold

Property Ref: P1042

SLEEPS
7+



A well-appointed, double-fronted, period cottage, situated on Southwold's historic South Green that faces south west. A stone's throw away from the beach and seafront, whilst only a few moments away from local amenities including shops, restaurants and pubs. Boasting lovely views over South Green and towards the harbour from the two front-facing bedrooms, with the rear bedroom enjoying views towards the sea. Delightful walled courtyard garden with garden furniture and BBQ, the ideal sheltered spot for a bit of al fresco dining. Well-suited for walkers, cyclists and nature enthusiasts.

Ground floor: Sitting room with sofa and armchairs, TV and DVD player. Dining room with table and chairs. Kitchen with electric oven and hob, microwave, fridge/freezer and dishwasher. Outhouse containing washing machine and tumble dryer. Bathroom with bath and handheld shower attachment, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Double. Bedroom 3: Twin. Bedroom 4: Single with pull out bed under. Bathroom with bath and handheld shower attachment, WC and wash basin.



No price increase for 2018
1 week from
£680

Need to know

Linen provided | Bedding natural fibres (feather and down) | Enclosed garden | Children welcome | Baby welcome | Short breaks | Security deposit - £150 | Charter Fair

15 Stradbroke Road – Southwold

Property Ref: P1128

SLEEPS
8



15 Stradbroke Road is a delightful period property that has been recently modernised to a very high standard, boasting an impressive fully-equipped country-style kitchen and a wood burning stove in the sitting room that will keep you cosy on cooler nights. Ideally located to be within a few minutes' walk of the seafront and beach, whilst all local amenities are also on your doorstep. Ideal for larger or extended families, the recent addition of the second floor bedroom and en-suite cloakroom means there's plenty of room for everyone. The enclosed courtyard is perfect for al fresco dining and is the ideal place to store muddy walking boots or bikes if you plan to take advantage of the stunning local walks and cycle paths nearby.

Ground floor: Sitting/dining room with sofas and an armchair, TV and DVD player, wood burning stove, table and chairs. Kitchen/diner with electric double oven and hob, microwave, fridge/freezer, dishwasher, washing machine and tumble dryer, dining table and chairs. Cloakroom with WC and wash basin.

First floor: Bedroom 1: Master bedroom with king size bed and en-suite shower, WC and wash basin. Bedroom 2: Bunk beds. Bedroom 3: Twin. Bathroom with bath, separate shower, WC and wash basin.

Second floor: Bedroom 4: Double with en-suite WC and wash basin.



No price increase for 2018
1 week from
£670

Need to know

Linen provided | Towels provided | Enclosed courtyard | Children welcome | Baby welcome | Cycle storage | Short breaks | Travel cot available at time of booking | Sloping ceilings in bedroom 4

26 Pier Avenue – Southwold

Property Ref: P1189

SLEEPS
8



A beautifully refurbished 1930's semi-detached house that boasts a large garden, balcony terrace and much sought after off street parking. Based in the perfect location for a seaside break, you will find Southwold's award-winning Blue Flag beach only a few minutes' walk away. The bustling High Street full of handy local amenities can be easily reached on foot. 26 Pier Avenue has a modern feel yet has a number of original period features. You will find everything you need for a comfortable stay on the Suffolk Coast in the fully-equipped kitchen which has French doors leading out on to the balcony terrace. The peaceful back garden comes complete with sun deck, patio furniture and summer house – ideal for some al fresco dining.

Ground floor: Entrance hall. Bedroom 1: Twin beds. Shower room with WC and wash basin. Utility cupboard with washing machine and tumble dryer. Kitchen/dining room with electric oven and gas hob, microwave, fridge/freezer, dishwasher, dining table and chairs. Balcony terrace.

Lower ground floor: Sitting room with sofas and arm chairs, games, TV and DVD player.

First floor: Bedroom 2: Double. Bedroom 3: Twin 3ft beds that can be zipped together to make a large double. Bedroom 4: 3ft bunk beds. Bathroom with shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£726

Need to know

Children welcome | Baby welcome |
Linen provided | Towels provided |
Enclosed garden | Cycle storage |
Short breaks

Baltimore, Marlborough Road – Southwold

Property Ref: P1213

SLEEPS
8



A well-equipped and tastefully furnished period family home that is only 150 yards from the beach and boasts sea views from the first floor sitting room. In a convenient location to access both the seafront and a number of local amenities in Southwold's bustling town centre, Baltimore is ideally located for your stay on the Suffolk Coast. Ideal for larger or extended families, the ground floor bedroom with its own private sitting room means there's plenty of room for everyone to come, including those who might have limited mobility. Benefitting from a lovely courtyard garden with garden furniture and BBQ, it's perfect for al fresco dining and soaking up the Southwold sunshine. Side gate access means it's ideal for guests bringing bikes.

Ground floor: Bedroom 1: Twin. Shower room with WC and wash basin. Private sitting room with sofas and arm chairs, TV and DVD player. Dining room with table and chairs. Kitchen with electric double oven and hob, microwave, fridge/freezer, dishwasher and washing machine, pantry.

First floor: Sitting room with sofas and arm chairs, TV and DVD player. Bedroom 2: Double. Bedroom 3: Twin. Bedroom 4: Bunk beds. Bathroom with shower over bath, WC and wash basin.



No price increase for 2018
1 week from
£762

Need to know

Children welcome | Baby welcome |
Linen provided | Enclosed garden |
Cycle storage | Short breaks | Security
deposit - £100

May House, Lodge Road – Walberswick

Property ref: P1265

SLEEPS
8



Located in a quiet lane in the highly popular village of Walberswick, you will find a charming 1930s property that has been renovated to a very high standard. The south-facing garden with far-reaching views out to sea has garden furniture and a BBQ, making it the perfect spot for al fresco dining. Private balconies with views over the farmland for the three bedrooms at the rear of the property and a Victorian roll top bath in the master bedroom's en-suite add a touch of luxury. For cooler nights why not select a good book from the library to curl up in front of the fire and read? The luxury modern and well-equipped kitchen has everything you could need for a comfortable stay, with an Aga providing a warmly country feel. Ideally located for walkers, cyclists or birdwatchers, May House has numerous local walks and cycle paths nearby and is less than a 15 minute walk to the beach, pubs and local shop.

Ground floor: Entrance hall. Kitchen/diner with Aga, electric oven and hob, dishwasher, dining table and chairs. Utility room with washing machine, fridge/freezer, sink and pantry. Lounge with sofas and arm chairs, fireplace and TV. Library with fireplace and single sofa bed. Shower room with shower, WC and wash basin.

First floor: Bedroom 1: Master bedroom with king size bed, balcony and en-suite bathroom, WC and wash basin. Bedroom 2: King size bed with balcony. Bedroom 3: King size bed with balcony. Bedroom 4: Twin. Bathroom with bath, WC and wash basin. Separate WC with wash basin.



Need to know

Linen provided | Towels provided |
Children welcome | Baby welcome |
Garden is not fenced and lies alongside
livestock | Cycle storage | Short breaks |
Security deposit - £200 | Sloping ceilings
in bedroom 4

1 week
from
£1195

Shore House, Stradbroke Road – Southwold

Property ref: P1273

SLEEPS
9

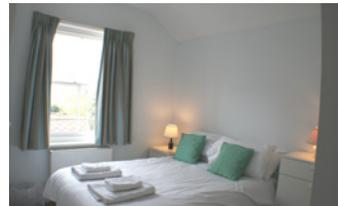


Shore House is a charming, spacious, period family home that is ideally situated for both Southwold's beach and vibrant town centre, that comes with its very own complimentary beach hut. Perfect for family days on the beach, 'Run Ashore' is a classic striped beach hut close to the pier. This tastefully furnished property provides you with everything you need for your stay on the Suffolk Coast. Large kitchen/diner is a wonderful family room, with the double Aga keeping you warm and cosy. Ideal for larger or extended families, Shore House has a ground floor bedroom and wet room; ideal for those with limited mobility. The spacious sitting room with wood burning stove provides plenty of room and can be divided into two smaller rooms.

Ground floor: Entrance hall. Cloakroom with WC and wash basin. Sitting room with sofas and arm chairs, wood burning stove, Sky TV and DVD player. Kitchen/diner with double gas Aga, microwave, fridge/freezer, dishwasher, washing machine and tumble dryer, dining table and chairs. Bedroom 1: Single with en-suite wet room with shower, WC and wash basin.

First floor: Bedroom 2: Master bedroom with king size bed, en-suite with shower over bath, WC and wash basin. Bedroom 3: Double bed (connecting doors to bedroom 2). Bedroom 3: Double. Bathroom with shower over bath, WC and wash basin.

Second floor: Bedroom 4: Two single beds and toddler bed, with open plan bathroom, WC and wash basin.



No price increase for 2018
1 week from
£691

Need to know

Children welcome | Baby welcome | Linen provided | Towels provided | Enclosed courtyard | Cycle storage | Beach hut | Short breaks | Security deposit - £175 | Travel cot and high chair available at time of booking | Sloping ceilings in bedroom 4

9 Park Lane – Southwold

Property Ref: P1188

SLEEPS
9



A prestigious, double-fronted, period cottage full of charm and character, that has a beach hut exclusively for guests use. Enjoy the added benefit of using one of Southwold's famous beach huts, 'Time Out' on East Cliff, for days by the sea. As warm as it is welcoming, 9 Park Lane has been refurbished to a very high standard. Inside you'll discover exposed original beams, period features and real country charm with a luxurious finish. The well-equipped kitchen will provide you with everything you need for a comfortable stay on the Suffolk Coast. Ideally located near to the hustle and bustle of Southwold's town centre, yet only a few minutes' walk from the beach and seafront. With rear access for bike storage off Lorne Road, cyclists will find the walled garden particularly handy as well as being a lovely spot to soak up some sunshine.

Ground floor: Entrance hall. Dining room with dining table and chairs, inglenook fireplace with wood burning stove, music centre, radio and iPod docking station. Kitchen and utility room with gas range cooker, microwave, fridge/freezer, dishwasher and washing machine. Cloakroom with WC and wash basin. Sitting room with sofas, inglenook fireplace and woodburning stove, Freeview TV and DVD player.

First floor: Bedroom 1: Master bedroom with king size bed, TV and DVD player, en-suite bathroom with shower over bath, WC and wash basin. Bedroom 2: Three single beds. Shower room with shower, WC and wash basin.

Second floor: Bedroom 3: Double. Bedroom 4: Twin with TV.



No price increase for 2018
1 week
from
£992

Need to know

Children welcome | Baby welcome | Linen provided | Towels provided | Enclosed garden | Cycle storage | Beach hut | Short breaks | Security deposit - £200 | Charter Fair | Steep staircases | Sloping ceilings in bedrooms 3 and 4.

Westbury House, South Green – Southwold

Property Ref: P1097

SLEEPS
10



Spacious period property situated in a superb position on the much favoured South Green with the sea, beach and local amenities close by. Ideal for larger or extended families, there's plenty of room for everyone in this well-equipped home by the sea. Boasting stunning views over South Green and out to sea, you can wake up to fabulous sunrises and watch the world go by. The first floor sitting room is full of warmth, character and period features and an ideal spot to watch the tides comes and go. The balcony from the rear bedroom has delightful views over the town and towards the harbour and river Blyth.

Ground floor: Entrance hall. Kitchen/diner with gas range cooker, microwave, dishwasher, dining table and chairs. Utility room with fridge/freezer, washing machine and tumble dryer. Wet room with power shower, WC and wash basin.

First floor: Bedroom 1: Double. Bedroom 2: Double. Bathroom with shower, WC and wash basin. Sitting room with sofas, fireplace, TV and DVD player.

Second floor: Bedroom 3: Twin. Bedroom 4: Double with en-suite WC and wash basin. Bedroom 5: Double with fireplace. Bathroom with power shower over bath, WC and wash basin.



1 week
from
£1009

Need to know

Linen provided | Towels provided |
Short breaks | Charter Fair | Children
welcome | Baby welcome

Aldebaran, Millfield Road – Walberswick

Property Ref: P1277

SLEEPS
11+



Extensive family home in the delightful village of Walberswick, the perfect location for a relaxing holiday on the Suffolk Coast. A must for cyclists or walkers, Aldebaran is ideally situated to explore the local area and wonderful trails on foot or by bike. Couples, families and guests with dogs are welcome and can enjoy visiting the local pubs, restaurants, tea-rooms and gift shops that are all a short walk away. The utility room is a handy addition, perfect for cleaning muddy boots or crabbing equipment. The large private garden with garden furniture and BBQ is an ideal spot for some al fresco dining, and has a gate to a footpath that leads down to the beach. Inside Aldebaran you will find a warm and welcoming interior, with a fully-equipped kitchen and spacious sitting room. Three of the bedrooms have views out to the garden and sea. Ideal for larger or extended families, the ground floor annex means there's plenty of room for everyone. After a day walking, cycling, birdwatching or simply spending time by the sea you can enjoy the open fire in the sitting room to curl up and relax.

Ground floor: Entrance hall. Kitchen/breakfast room with electric double oven and hob, microwave, fridge/freezer, dishwasher, breakfast table and chairs. Sitting/dining room with dining table and chairs, sofas, open fireplace, Freeview TV and DVD player. Bedroom 1: Bunk beds and a single bed. Cloakroom with WC and wash basin. Utility room with additional fridge and sinks. Pantry with washing machine.

First floor: Bedroom 2: Double with en-suite bath and handheld shower attachment, WC and wash basin. Bedroom 3: Double. Bedroom 4: Double. Bedroom 5: Bunk beds (single over double). Bathroom with bath with handheld shower attachment, WC and wash basin. Two additional trundle beds for occasional use.



No price increase for 2018
1 week from
£793

Need to know

Linen provided | Towels provided | Garden is not fenced and lies alongside farmland | Cycle storage | Short breaks | Security deposit - £200 | Children welcome | Baby welcome

Let with us

Do you have a holiday home or beach hut in Southwold or the surrounding villages? Here's our top 5 reasons why you should let through Durrants.



✓ PRESENCE

Durrants are the only holiday cottage company to have a high street presence in Southwold and as such we benefit from high footfall rates. Our window display features details of holiday properties and our exclusive prominent location means customers will pick up a copy of our brochure or call in to talk to a member of the team face-to-face.

✓ ORIGINALITY

Durrants are the original holiday cottage company for Southwold. We started in 1905 (as HA Adnams), a time when visitors would rent a property for a season and bring butlers and maids in true Downton style. Our experience of offering holiday cottages benefits from over 100 years of trading history and a longstanding association with the area.

✓ FLEXIBILITY

At Durrants we hold our owners' needs in very high regard. We understand that the property you let through us is also your holiday home and would never want to restrict your use or enjoyment of it. You want to book out a week during the summer months for your family? Of course you do! With Durrants there is no fixed hire contract with stipulations or caveats restricting owners' use.

✓ LOCALITY

We are a local company. We do not have centralised, national IT or marketing teams. When you pick up the phone to ask for help, advice or an update you know exactly who you're talking to. Who better to market your property than local experts, right on Southwold's bustling high street?

✓ VALUE

We believe in the quality of our properties and as such do not insist upon properties being inspected by external bodies at an additional cost to you. We will offer you expert advice to ensure your property is fully-equipped to industry standard, give advice on how to improve your customers' experience and offer honest advice if things need improving.

It goes without saying that our staff are one of the most important assets of the business. With a great deal of experience and regular training we ensure the best possible service is given to our clients. We have an impressive record of handling a large number of properties and beach huts. Our knowledge of each property together with our customer-focussed approach ensures that we are able to verify the suitability of customers in relation to each property.

We can arrange any number of additional services for your property such as changeover day cleaning, laundry of linens, handyman service, window cleaning service and gardening service to name but a few. There is no additional charge to arrange these services and form a standard part of Durrants customer care.

To find out more about letting with Durrants, please get in touch.

Abi

Abi Charter

Marketing Manager

t: 01502 723292

e: abi.charter@durrants.com

"The staff ensure complete peace of mind from an owner's perspective. If something goes awry, they will fix it! It is invaluable to know that guests can rely on help whatever the time or day. It is also very reassuring to know that we are up to date with all legislation/health and safety requirements."



Ms Pace

Conditions of Booking

Durrants Holiday Cottages act only as booking agents on behalf of the owner and any contract entered into is one between the hirer and the owner of the property. Durrants Holiday Cottages cannot be held responsible for the actions of either party or any consequence resulting there from.

Any contract to hire a holiday home as listed in the brochure and current supplements incorporates conditions 1-24 below.

1. Number of Persons

The maximum number of persons allowed in each holiday home is shown in the individual holiday home description. Additional persons (except babies in cots where applicable) cannot be accommodated.

2. Minors

Bookings from persons aged under 18 years cannot be accepted. All bookings must include at least one adult occupying the property.

3. Pets

A dog is allowed only where indicated in the individual holiday home particulars. There is a charge of £25 per dog per week and is payable with your initial deposit. When you make your booking you must inform Durrants Holiday Cottages that you are bringing a dog. We regret, no cats and no dogs under 1 year old (i.e. puppies) allowed in any property. Where dogs are permitted they must not be left unattended in the holiday home at any time or allowed on the furniture, beds or the first floor of the property, otherwise this may result in a cleaning charge after your departure. The garden should be kept clean and any fouling removed prior to departure.

4. Beach Hut Hire

Keys for beach huts can be collected from and returned to the Durrants office. Daily beach hut hire is from 9am to 7pm. Part week or weekly beach hut hire is from 12pm on the first day of hire to 5pm on the last day of hire. Part week and day beach hut hire can be booked to take place during off peak periods, 14 days prior to the start of hire. Please ensure the beach hut is left in a clean and tidy condition, with floors swept and all crockery and cutlery used washed up and ready for use.

5. Deposits

A deposit of 25% of the total rent is due at the time of booking. If your holiday starts in less than 10 weeks' time, full payment is due at the time of booking. Deposits will be held in the George Durrant & Sons Ltd Southwold clients' account at Barclays Bank Norfolk Business and Agricultural Banking Centre in Norwich. Deposits are non-refundable.

6. Payment of Balance

Your acceptance of our terms and conditions to hire holiday accommodation makes you responsible for the full hire charge applicable to the booking. Once you have paid your 25% deposit the remaining balance of your holiday must be paid no later than 8 weeks before the start date of the holiday.

7. Methods of Payment

Payment can be made using our online booking system or over the phone with a debit or credit card (2.25% surcharge), or by cheque in the post made payable to George Durrant & Sons Ltd.

8. Security Deposit

A security deposit is required when booking certain properties where indicated on the individual holiday home particulars. It is payable 8 weeks prior to arrival and will be refunded approximately 10 working days after your stay.

9. Cancellation

If you cancel your booking, you will remain responsible for the payment of the balance of your booking. Cancellations must be made to Durrants Holiday Cottages in writing. We will endeavour to re-let your holiday booking as soon as the balance rent has been paid. If we are successful in re-letting the property on your behalf there will be a charge of £45 for this service.

10. Cancellation Insurance

Any holiday contract entered into is legally binding and as such full rent is due to the owner in the event of your cancellation. Durrants Holiday Cottages do not sell cancellation insurance but you may have cover through bank accounts, credit cards or membership subscriptions. Cancellation insurance can be purchased online through a number of providers, but ensure whatever you choose is suitable for your circumstances (age, medical conditions etc.).

11. Owner Cancellation

If the holiday home owner is prevented by circumstances beyond their control from making the holiday home available and cannot provide a suitable alternative, all monies paid by you will be refunded.

12. Arrival

Unless otherwise stated, all holiday home bookings commence at 3pm and entry cannot be given before this time. Whilst every effort will be made to have your keys available for collection from 3pm, due to unforeseen circumstances we may have had to arrange for essential maintenance to be carried out prior to making the keys available to you. We sincerely hope this does not happen when you visit us and will do everything we can to avoid it.

13. Departure

Holiday home keys must be returned to the key box provided or our office by 10am on the final day of hire. The holiday home must be left in a clean and tidy condition, with all the doors and windows securely locked. Please remove all bed linen prior to departure for laundering. A charge will be made for any property vacated later than 10am or a property that has not been left in a clean and tidy condition.

14. Holidays of Duration of More Than 10 Days

Where linen is included, for holidays of more than ten days duration bed linen/towels will be changed weekly.

15. Descriptions

Whilst Durrants Holiday Cottages representatives have inspected the holiday homes and checked with the owner the description in their brochure, they cannot accept responsibility for any changes of which they have not been notified. All information is printed and given in good faith, but no warranties are given by Durrants Holiday Cottages as agents or otherwise regarding information provided, either written or orally.

16. Disclaimer

The holiday home owner and Durrants Holiday Cottages accept no liability for loss, damage, injury or accident which the hirer or any of their party may incur or experience, including any accident or injury which may occur whilst using any baby/toddler equipment. Neither Durrants Holiday Cottages nor the

holiday home owner can accept liability for any disruption or inconvenience which might affect your holiday where such failure is not reasonably the fault of either Durrants Holiday Cottages or the owner.

17. Occupation

It is hereby agreed that the purpose of this letting is to confer on the hirers the right to occupy the house and premises for a holiday only during the term reserved and no other rights of occupation.

18. Appliances

TVs, Wi-Fi, washing machines, tumble dryers, fridge/freezers, dishwashers, showers, microwaves, toasters, CD and DVD players plus BBQs cannot be guaranteed in the event of a breakdown during your stay. Everything will be done to repair or replace the item as soon as possible.

19. Breakages/Damages

Please contact Durrants Holiday Cottages to report any damage or breakages which may occur during your holiday. We reserve the right to make a charge on behalf of any owner who needs to claim for damages that may be incurred by the hirers in occupation during their holiday. This includes damage/staining to linen or towels and missing items.

20. Security

Windows and doors must be kept securely closed and locked when the property is not being occupied.

21. Refunds

We regret no refunds can be made for a holiday which has been taken in full.

22. Allergies

We cannot guarantee that any of our properties are free of feathers or that a dog has not recently entered the property.

23. Wi-Fi

Where available, Wi-Fi is free of charge but limited use. No downloading of films is permitted.

24. Lost Property

If personal belongings are left behind, a minimum charge of £10 will be made for collection, postage and packaging. Any item not claimed within 2 weeks will be given to charity.

Testimonials

Durrants are the original holiday cottage company for Southwold. We started in 1905 (as HA Adnams) - a time when visitors would rent a property for a season and bring butlers and maids in true Downton style. Whilst holiday-makers needs might have changed over time, our experience of offering holiday cottages benefits from over 100 years of trading history and a longstanding association with the area.

What we're saying is, we really know our stuff. We pride ourselves on our quality of care for every customer and provide the level of local knowledge you would expect from such a longstanding firm.

But don't just take our word for it...

Meet some of our very happy customers.



"Lovely time as usual, we have put in a request for the same week next year. Perfection!"

The Howards

"We had a wonderful week in Walberswick, what a great base for walking and visiting other parts of Suffolk. We will be booking early with you to return next year"

Mr Hoolan

"A lovely home with character in an ideal spot in Southwold."

Mrs Bremen

"Very helpful and friendly staff."

Dr Alexander

"I enjoyed my stay very much and was completely satisfied with the service provided by Durrants."

Mr Houghton

"Really cheerful advice from staff at all times."

Mrs Scott

"Thank you so much for finding us the perfect little place at short notice. It has been a glorious few days."

Mr & Mrs Donovan

"We really did love the house!"

Mrs Belmont



"As frequent visitors to Durrants holiday cottages I would like to take this opportunity to thank you for the excellent customer service shown by your staff whenever we telephone or come into the office. Staff always take time to answer any queries with friendliness and interest. The advice, first-hand knowledge and help offered over a number of years has assisted in our choice of properties and has ensured we have always been extremely satisfied with those decisions. I am delighted to see that this high standard of personal service is continuing even though the online booking system has now been extended. Thank you again for your help and we look forward to another enjoyable stay in Southwold in a few weeks' time."

Mrs Sylvia Wells



DURRANTS
HOLIDAY COTTAGES

2018

Southwold | Reydon | Walberswick
