



THE HUB AT UFFORD

HIGH STREET, UFFORD, WOODBRIDGE, SUFFOLK IP13 6EL

**A distinctive and characterful
development - COMING SOON**

WITH FULL PLANNING PERMISSION TO LET

Café & Retail Unit - 1.5 storeys

Total Gross Internal Area: 240 sq m / 2,583 sq ft each

- Attractive, rural location
- Landscaped environment
- Easy access to the A12
- Good car parking provision
- Extensive sustainable transportation plans
- Good broadband connection
- Convenient for nearby amenities:
 - Woodbridge town and River Deben
 - The Crown public house and local leisure facilities
 - Ufford Park Woodbridge Hotel, Golf and Spa
 - Dobbies Garden Centre

BLOCK A EAST ELEVATION



BLOCK A NORTH ELEVATION



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