

IPSWICH BOROUGH COUNCIL

TOLLY COBBOLD BREWERY, CLIFF QUAY IPSWICH

Grid Reference	TM 170 431
List Grade	II
Conservation Area	No
Description	Tower brewery 1895 by William Bradford. Red brick with hipped slate roofs with crested ridge tiles and moulded brick eaves brackets. The interior fittings have been stolen.
Suggested Use	Offices or retail/leisure. Residential.
Priority for Action	C
Condition	Poor
Reason for Risk	Vacant site. The building has suffered from sustained vandalism and theft that has seen the systematic removal of all the brewing equipment. Suffered fire damage February 2020.
First on Register	2012
Ownership	Private
Current Availability	Not for sale
Notes	Planning and listed building consent applications submitted to convert the site to a residential care home in 2024, which are ongoing - 24/00793/FUL, 24/00911/LBC, 24/00917/LBC, 24/00927/LBC
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Photo taken in 2025