



120 High Street, Hadleigh
Ipswich

Guide Price £750,000

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Hadleigh, Ipswich

A beautifully presented and substantial five bedroom Grade II listed town house with kitchen/breakfast Room, three reception rooms, utility room, laundry room, ground floor cloakroom and a family bathroom, shower room and wc on the first floor, together with private rear gardens, an outside store and carport. All located on Hadleigh High Street and benefitting from an abundance of period features and character throughout.

As you enter the property, there is a spacious reception hall, which has a window to the front, staircase rising to the first floor and doors the living/dining room and inner hallway accessing the laundry room and cloakroom. The living/dining room has twin windows to the front, an inglenook fireplace and a door to the kitchen/breakfast room, which has windows to the rear overlooking the gardens, door leading out to the same and comprises a sink unit inset into work surfaces with cupboards and drawers below, Range cooker, further work surfaces with cupboards and drawers, space and plumbing for dishwasher, space for fridge/freezer and opening to the laundry room, which has a window and door to the rear, sink unit, space and plumbing for washing machine and tumble dryer and storage cupboards. There is a small lobby accessed to the side of the property, which leads to the utility room and office, which has a window to the front and a further staircase rising to the first floor.



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On the first floor, there is a landing with an airing cupboard, additional storage cupboard and doors to the bedrooms, bathroom, shower room and wc. There are five double sized bedrooms, which all benefit from exposed timbers. Bedroom 1 has a window to the rear overlooking the gardens and the remaining 4 bedrooms all have windows to the front overlooking the High Street. The bathroom has a window to the rear and a white suite comprising a free-standing bath, wc and wash basin. There is also a shower room and separate wc.

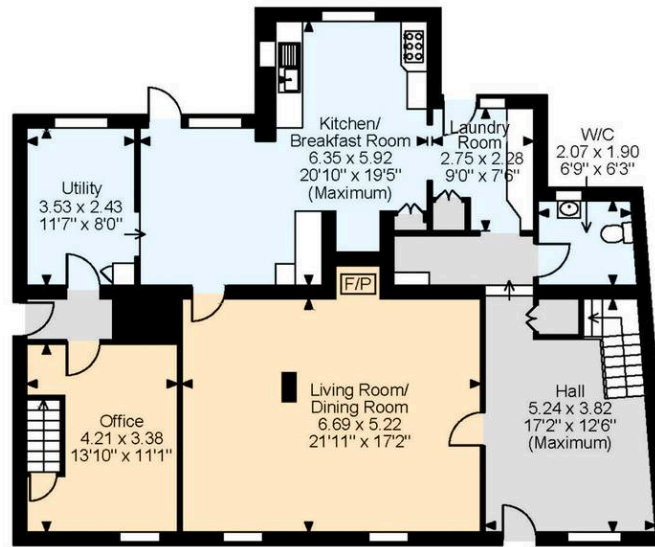
Outside, the gardens lie to the rear of the property and are laid mainly to lawn with some mature trees and shrubs, two terraced seating areas, a shingled area, greenhouse and an outside store and carport.

Council Tax band: G

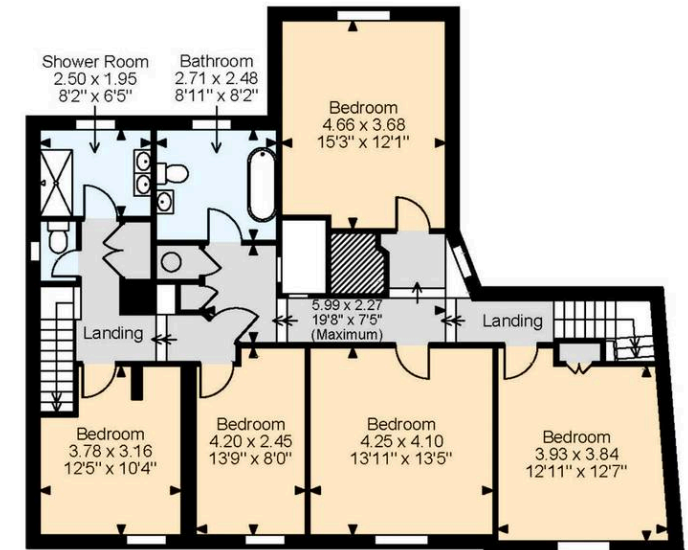
Tenure: Freehold

EPC Energy Efficiency Rating: D

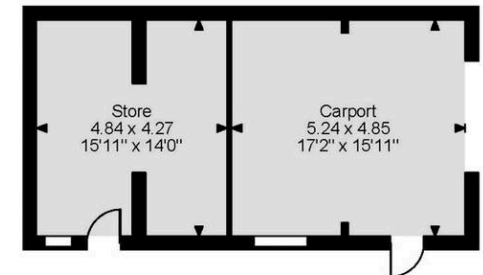
EPC Environmental Impact Rating: D



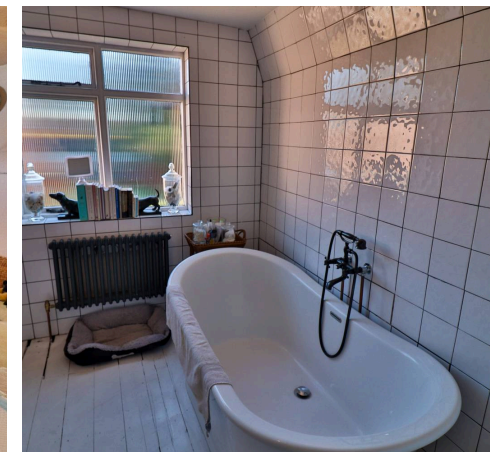
Ground Floor



First Floor



FROST
& PARTNERS



FROST

& P A R T N E R S

rightmove 

Zoopla

 OnTheMarket

Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.



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