



Leigh Heights, Hadleigh, Essex, SS7 2JN

2 bed detached bungalow / £450,000 / t. 01702 555888

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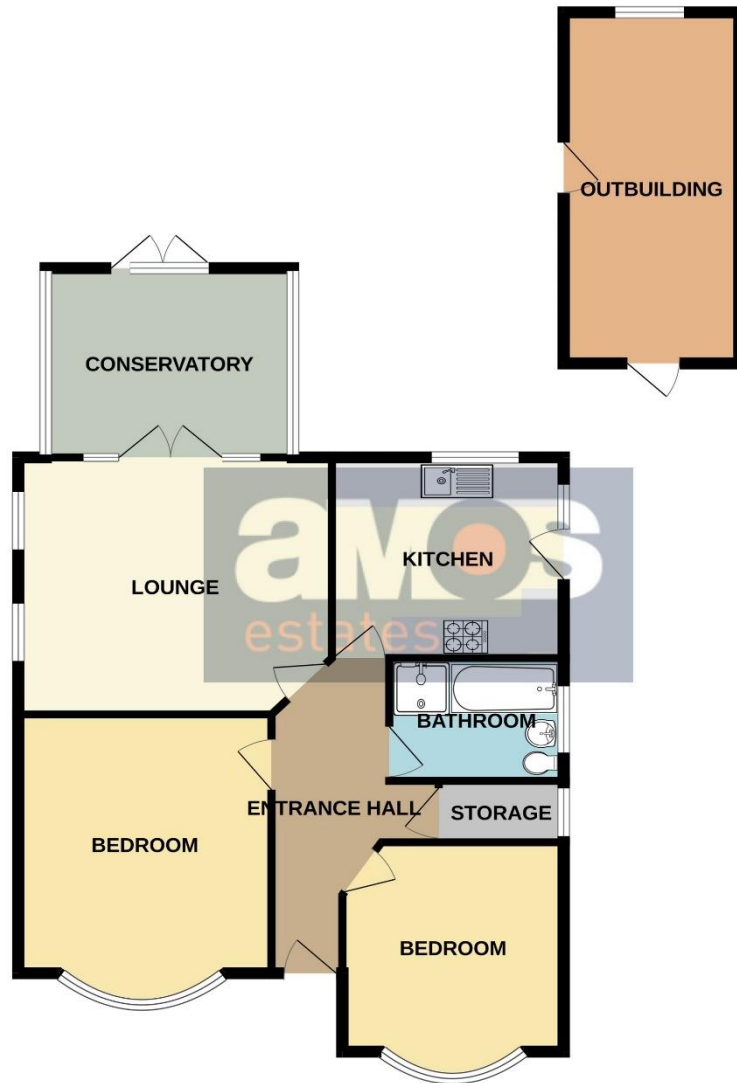
Situated in the ever popular 'Leigh Heights' within the heart of Hadleigh is this attractive, deceptively spacious **two bedroom** detached bungalow offered with no onward chain. Having large lounge, conservatory, well fitted kitchen, generous size bedrooms and a four piece bathroom suite together with a beautiful secluded rear garden, outbuilding and off street parking to front. Also benefiting from upvc double glazing throughout and gas central heating via a recently installed combination boiler.

Tucked away in this quiet turning, a short walk from Hadleigh Town Centre with its array of shops, supermarkets and café's whilst also being within easy reach of local woodland, parks and the historic Hadleigh Castle. Excellent local schools can also be found nearby, the property being within the Hadleigh Infants and Junior school catchments. Immaculately presented throughout, this charming bungalow on a generous size plot has so much to offer and therefore must be viewed internally to fully appreciate the opportunity offered.

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## Highlights

- / Bright & Spacious Two Bedroom Detached Bungalow**
- / Immaculate Condition Throughout**
- / Large Lounge**
- / Conservatory**
- / Well Fitted Kitchen**
- / Generous Size Bedrooms**
- / Four Piece Bathroom Suite**
- / Beautiful & Secluded Rear Garden**
- / Outbuilding**
- / Ample Off Street Parking**
- / Upvc Double Glazing Throughout**
- / Gas Central Heating Via Recently Installed Combination Boiler**
- / No Onward Chain**
- / Extremely Sought After Turning**
- / Close To Hadleigh High Street**
- / Excellent Local Schools Nearby**
- / Easy Reach Of Woods & Parks**

Upvc double glazed entrance door opening to:

**Reception Hall** \ Spacious reception hall having fitted carpet, welcome mat, radiator, power points, smooth plastered and coved ceiling, loft access hatch with drop down ladder (housing recently installed combination boiler), meter cupboard, thermostat control. Large storage cupboard with shelving, radiator, upvc obscure double glazed window to side and tiled flooring. Doors to accommodation off.

**Lounge 15' x 12'9** \ Good size reception room having fitted carpet, power points, radiator, wall light points, T.V point, feature fireplace with granite hearth and surround, attractive stained glass windows to side, upvc double glazed windows to rear with central upvc double glazed french doors leading to:

**Conservatory 11'11 x 9'5** \ Upvc double glazed windows to sides and rear, upvc double glazed french doors leading to garden, laminate flooring, radiator, power points.

**Kitchen 11'3 x 8'11** \ Well fitted kitchen comprising double bowl stainless steel sink and drainer unit with swan neck tap inset onto range of roll edge worktops with cupboards and drawers beneath and matching eye level units, display cabinets, space and plumbing for washing machine, space and plumbing for dishwasher, integrated oven with five ring gas hob above and chimney style extractor above, space for tall fridge/freezer, radiator, tiled flooring, power points, upvc double glazed windows to rear and side, upvc double glazed door to side leading to garden.

**Bedroom One 13'10 Into Bay x 12'1** \ Upvc double glazed leadlight bay window to front, fitted carpet, radiator, power points, smooth plastered and coved ceiling, wall light points.

**Bedroom Two 11'5 Into Bay x 9'11** \ Upvc double glazed leadlight bay window to front, fitted carpet, radiator, power points, smooth plastered and coved ceiling, fitted wardrobes.



**Bathroom 7'9 x 6'3** \ Four piece suite comprising panelled bath with chrome controls, vanity wash basin with chrome controls and storage below, push button w.c, shower cubicle with shower over and tiled surround, smooth plastered and coved ceiling with inset spotlights, radiator, half tiled walls, tiled flooring, upvc obscure double glazed window to side.

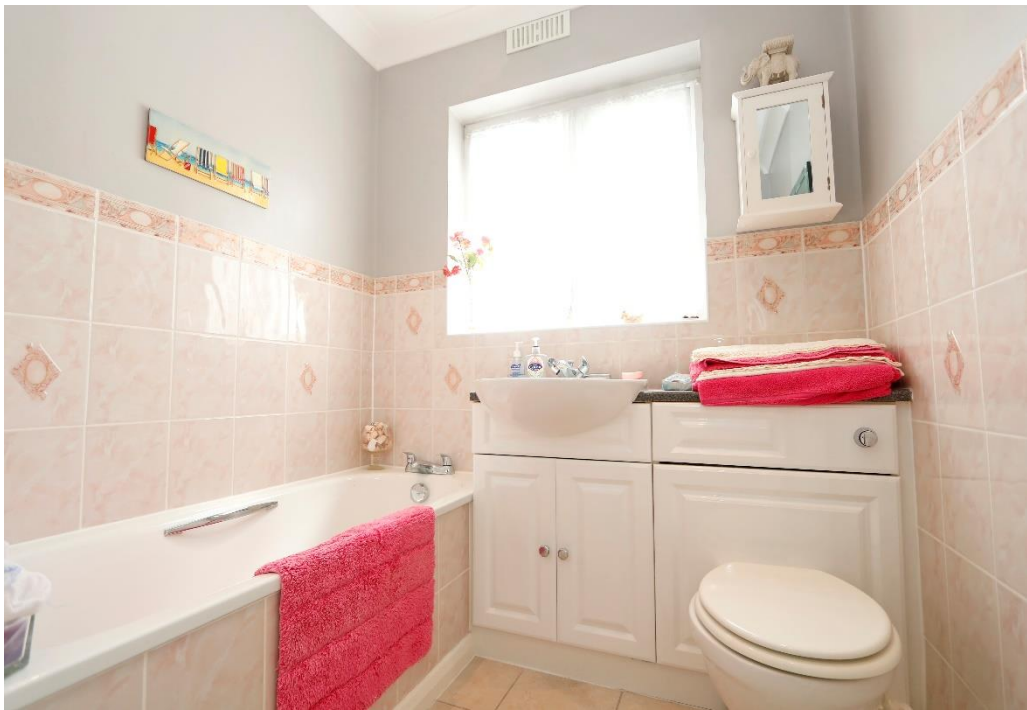
**Rear Garden** \ The property benefits from this beautiful and secluded rear garden. Commencing with large expanse of elevated patio providing excellent outside seating/dining facility with steps down to the remainder which is laid to established lawn with attractive well socked flowerbeds surrounding, screen panelled fencing to border, outside tap, block paved courtyard to side, timber gate providing side access to front, access to:

**Outbuilding 17'4 x 8'4** \ Double glazed door to front, further door to side, double glazed window to rear, power and light connected.

**Front Garden** \ Block paved driveway providing ample off street parking with shingled area adjacent and retaining brick wall to front.











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