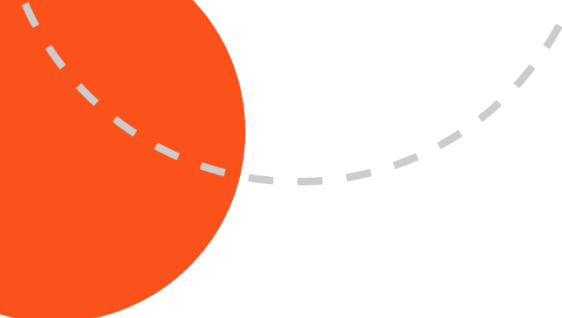




Homestead Gardens, Hadleigh, Essex, SS7 2AB

4 bed detached house / **Guide Price** £550,000 - £575,000 / t. 01702 555888





Escape to your dream home with this beautifully presented **four bedroom** detached family home, boasting comfort, style and convenience. Having two large reception rooms, stunning fitted kitchen, study/playroom, utility room and ground floor w.c together with good size bedrooms, luxury en-suite shower room to master and family bathroom suite. Outside there is a lovely landscaped rear garden, detached double garage and off street parking for numerous vehicles. Also benefiting from upvc double glazing throughout, gas central heating via combination boiler and attractive view towards the Salvation Army Fields and Thames Estuary.

Situated in the ever sought after 'Homestead Gardens' a quiet yet convenient turning within the heart of Hadleigh, walking distance to Hadleigh Town Centre with its array of shops, supermarkets and cafes as well Hadleigh Country Park and all it has to offer. Excellent local schools can also be found nearby, the property being within both Hadleigh Infant/Junior and King John school catchments. Don't miss out on the opportunity to make this stunning house your forever home. Contact us today to arrange a viewing!

Find us on



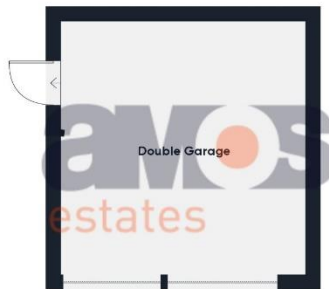
A space to call home.



Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

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estates

Approximate total area⁽¹⁾
1562.6 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Highlights

- / Well Presented & Spacious Four Bedroom Detached Home**
- / Two Reception Rooms**
- / Study/Playroom**
- / Stunning Fitted Kitchen**
- / Utility Room**
- / Ground Floor W.C**
- / Good Size Bedrooms**
- / Luxury En-Suite Shower Room to Master**
- / Modern Three Piece Family Bathroom Suite**
- / Landscaped Rear Garden**
- / Detached Double Garage With Electric Shutter Doors**
- / Off Street Parking For Numerous Vehicles**
- / Sought After Turning Within Hadleigh**
- / Walking Distance To Town Centre**
- / Hadleigh Infant/Junior & King John School Catchments**
- / Close To Hadleigh Country Park & Castle**
- / Sea View**

Composite entrance door with upvc obscure double glazed window adjacent opening to:

Entrance Porch \ Fitted carpet, radiator, coved ceiling, door leading to:

Lounge 18' x 13'7 \ Fitted carpet, two radiators, attractive coving and centre ceiling rose, feature fireplace with slate hearth and timber mantle housing log burner, upvc double glazed square bay window to front, carpeted stairs with timber balustrade leading to first floor, power points, T.V point, wall light points, door leading to study/playroom, open plan to:

Dining Room 11' x 9'9 \ Upvc double glazed french doors leading to garden, fitted carpet, power points, radiator, attractive coving and centre ceiling rose, doorway to inner hallway.

Study/Playroom 10'8 x 7'7 \ Upvc double glazed window to front, laminate flooring, radiator, power points, coved ceiling, telephone point.

Inner Hallway \ Tiled flooring, door to ground floor w.c and doorway to:

Kitchen 11'4 x 9'8 \ Stunning fitted kitchen comprising Belfast sink with Victorian style mixer tap and water softener with moulded drainer inset into range of Quartz worktops with attractive cupboards and drawers beneath and matching eye level units, space for Range style cooker with chimney style extractor above, integrated wine chiller, smooth plastered and coved ceiling with inset spotlights, cupboard housing combination boiler, tiled flooring, power points, radiator, understairs storage cupboard, upvc double glazed window to rear with upvc double glazed door adjacent leading to rear garden, doorway to:

Utility Room 8' x 5'9 \ Quartz worktops, storage cupboards, space and plumbing for washing machine, tumble dryer and dishwasher, space for American style fridge/freezer, tiled





flooring, half tiled walls, radiator, power points, smooth plastered and covered ceiling with inset spotlights, upvc obscure double glazed window and door to side leading to sideway.

Ground Floor W.C \ Modern two piece suite comprising push button w.c, vanity wash basin with chrome mixer tap, storage below and tiled splashback, tiled flooring, radiator, upvc obscure double glazed window to rear, covered ceiling, inset spotlight.

Landing \ Fitted carpet, power points, loft access hatch, covered ceiling, doors to accommodation off.

Bedroom One 14'1 Narrowing To 11'2 x 12'2 Plus Bay \ Upvc double glazed square bay window to front with attractive outlook between houses towards the Thames Estuary, fitted carpet, power points, covered ceiling, radiator, T.V point, door leading to:

En-Suite Shower Room \ Luxury three piece suite comprising large corner shower cubicle with drench style showerhead above and separate handheld attachment, vanity wash basin with chrome waterfall style mixer tap and storage below, push button w.c, tiled walls and flooring, ladder style heated towel radiator, smooth plastered ceiling with inset spotlights, upvc obscure double glazed window to front.

Bedroom Two 11'5 x 10'7 \ Upvc double glazed window to rear, fitted carpet, radiator, covered ceiling, power points, T.V point.

Bedroom Three 10'10 x 8'6 \ Upvc double glazed window to front, fitted carpet, power points, radiator, covered ceiling.





Bedroom Four 10'3 x 8'6 Narrowing At Entrance \ Upvc double glazed window to rear, fitted carpet, radiator, power points, coved ceiling, storage cupboard.

Bathroom \ Modern three piece suite comprising panelled bath with chrome controls and shower over, pedestal wash basin with chrome mixer tap, push button w.c, tiled to bath surround and half tiled to remaining walls, tiled effect flooring, ladder style heated towel radiator, coved ceiling, inset spotlights, upvc obscure double glazed window to rear.

Rear Garden \ A beautifully landscaped rear garden commencing with paved patio area which leads to attractive circular patio both providing excellent outside seating/entertaining facility, remainder mainly laid to established lawn, elevated decking providing further seating, well stocked flowerbeds laid to bark chippings, fencing to borders, side access to front via timber gates to both sideways, outside lighting, outside power points, outside tap, access to:



Detached Double Garage 17'3 x 17' \ Double glazed personal door to and from garden, power and light connected, ample overhead storage, twin electric roller shutter doors to front.

Front Garden \ Large driveway providing off street parking for numerous vehicles with lawned area adjacent.









PLEASE NOTE:-

We recommend our customers use our panel of Conveyancers/Solicitors. It is your decision whether you choose to deal with our recommendation, and you are under no obligation to do so. You should know that we may receive a referral fee of £150 to £200 per transaction from them.

Should you arrange a Mortgage through our recommended mortgage advisor, again of which there is no obligation we will receive a commission fee. The amount of commission will depend on the size of the loan and any associated products that you decide to take.

The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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