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## 76 Mary Clarke Close, Hadleigh, IP7 6FD

### £229,995

- Two First Floor Bedrooms
- Stylish Fitted Kitchen
- Downstairs WC
- Pleasant Rear Garden
- Two Allocated Parking Spaces
- Upstairs Bathroom
- Living Room leading onto the Garden
- Popular Location in the Town

#### About the property

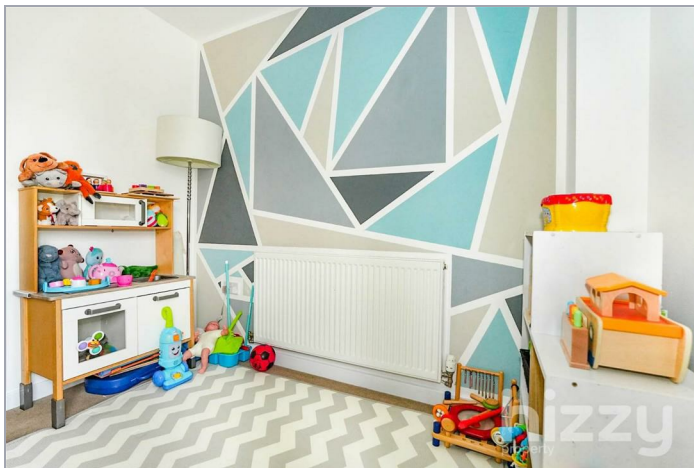
A very nicely presented two bedroom modern style home offered for sale with two allocated parking spaces, a pleasant rear garden and nicely located within the popular "Weavers Meadow development" on the outskirts of the town. The property has a modern light and bright feel throughout with the accommodation to include a hall, downstairs WC, fitted kitchen with built in oven, hob and extractor and a living room to the rear with double doors into the garden. Upstairs there are two bedrooms both with built in wardrobes and a bathroom suite.

#### Outside

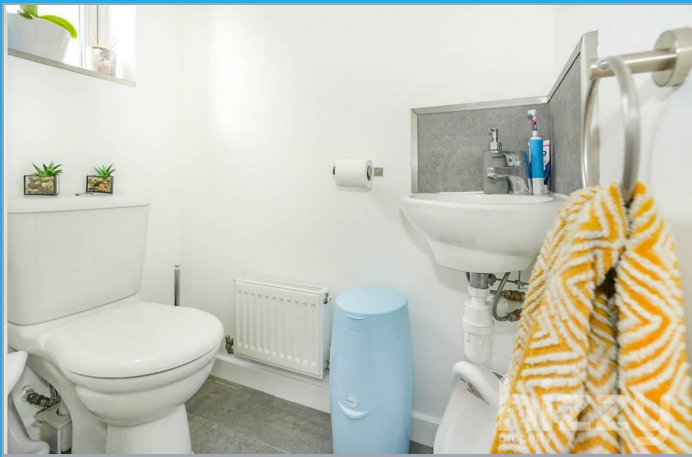
To the front there is a shared driveway with an allocated parking space along with another space to the rear. The garden mainly laid to lawn along with a paved area and a raised timber decking area at the end of the garden. Rear gate access.

#### Useful info

All mains services are connected with the heating being gas fired via radiators (not tested by the agents). Currently a band "B" council tax rating with the local authority being Babergh and Mid Suffolk District Councils, Endeavour House, 8 Russell Road, Ipswich, IP1 2BX. The What3words location is [///lunge.sandals.smudges](#). Broadband Download Speed up to 1800 mbps and upload speed 1000 mbps (Source Ofcom). Mobile Network indoor coverage likely on all four networks. Outdoor coverage likely on all four networks (Source Ofcom).

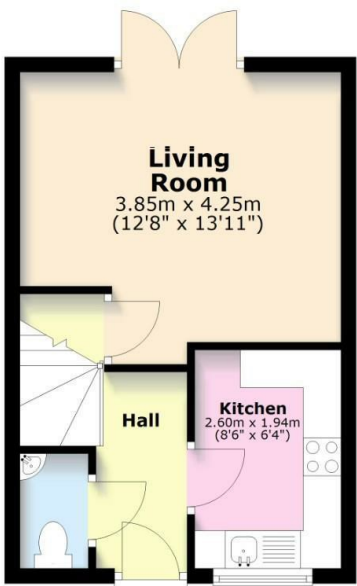




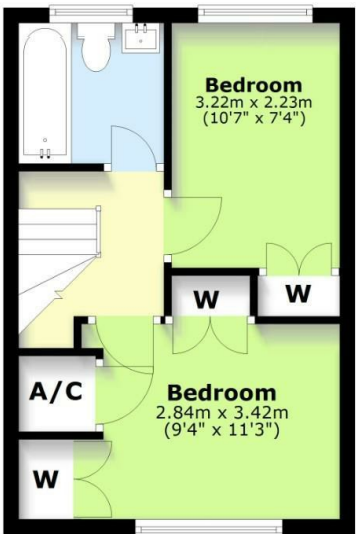


Floor Plan

Ground Floor



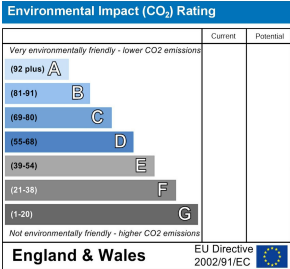
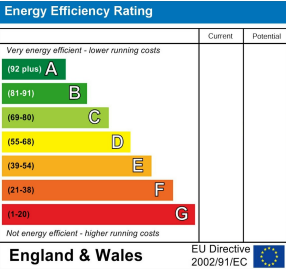
First Floor



Total area: approx. 57.0 sq. metres (613.9 sq. feet)

The Floorplan is intended as a guide only and all measurement are approximate and not to scale.  
Plan produced using PlanUp.

EPC



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