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# 38 Wilson Road, Hadleigh, IP7 5RZ

## £239,995

### About the property

An extended end of terrace house located close to the 'Railway Walk' and positioned with a pleasant outlook over Station Yard to the front aspect. The home has 2 double bedrooms accompanied by a bathroom on the first floor. On the ground floor the accommodation comprises entrance hall, kitchen, living room, conservatory and ground floor WC. The rear garden gives a good sense of privacy and can be accessed via the side of the property as well as from the conservatory.

### Outside

The property benefits from allocated off road parking for 2 cars. There is pedestrian access via the side of the property to the

rear garden. The rear garden is laid primarily to lawn. There are well established trees & shrubs which contribute to the feeling of privacy.

### Useful info

All mains services are connected with the heating being gas fired via radiators (not tested by the agents). 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 ///hazel.scarf.crazy Broadband Download Speed: Up to 80 mbps and Mobile Network indoor coverage likely on O2, Limited on EE and Vodafone and no service on Three (Source Ofcom).





**hizzy**  
property



- 2 Double Bedrooms
- Kitchen
- Gas Fired Central Heating
- Allocated Off Road Parking

- Living Room
- Ground Floor WC
- Double Glazing

- Conservatory
- First Floor Bathroom
- Secluded Rear Garden



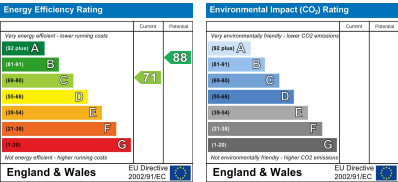








The floor plan is intended as a guide only.  
Plan produced using PlanUp.



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01473 875101  
[hello@hizzyproperty.co.uk](mailto:hello@hizzyproperty.co.uk)