



NETTLES

Aldham | Suffolk



Chapman Stickels





Chapman Stickels

CHAIN FREE - A DETACHED BUNGALOW IN A SECLUDED RURAL LOCATION
ENJOYING STUNNING COUNTRYSIDE VIEWS.

- Entrance hall • Sitting room • Dining room • Kitchen / breakfast room • Utility •
- Garden room • Three bedrooms • Three bathrooms • Parking •
- Detached double garage • Set in 1.25 acres (sts) •

Hadleigh - 2 miles / Ipswich - 8 miles / Colchester - 15 miles





The Property

Occupying a rural position, surrounded by stunning mature gardens of approximately 1.25 acres, Nettles is a spacious three bedroom detached bungalow conveniently located close to the popular market town of Hadleigh.

A welcoming entrance hall provides access to the spacious single storey accommodation comprising, three double bedrooms (2 with en-suite), and a family bathroom. Beyond this, the living accommodation has a pleasing and practical layout of spacious rooms, comprising a kitchen which is comprehensively fitted with base and eye level units and integrated appliances such as dishwasher, microwave and Bosch electric oven and hob. Adjacent to the kitchen lies a utility and shower room, and further to this a dining room, sitting room with open fire and large glazed doors providing access to the impressive garden room allowing plenty of natural light and pretty views across the garden.

Outside, a driveway provides parking for several vehicles with the added benefit of a detached garage with electrically powered doors. The bungalow is nestled within its beautifully maintained plot boasting various areas of interest such as woodland, fruit orchards, landscaping and a large expanse of lawn enjoying far reaching countryside views across to Aldham church.

Location

Nettles is located on the southern periphery of Aldham village, which abuts neighbouring Elmsett which provides a village shop, pub and Elmsett C of E primary school which is located just under a mile away from the property. The popular market town of Hadleigh is approximately two miles to the south, which offers a wide range of local amenities including restaurants, pubs, sports facilities and a wide selection of shops.

Services

Mains electricity and water. Oil-fired heating and private drainage.

Local Authority and Council Tax Band

Babergh with Mid Suffolk District Council.
Band E (2025)

EPC Rating

Current E(53). Potential C (76).



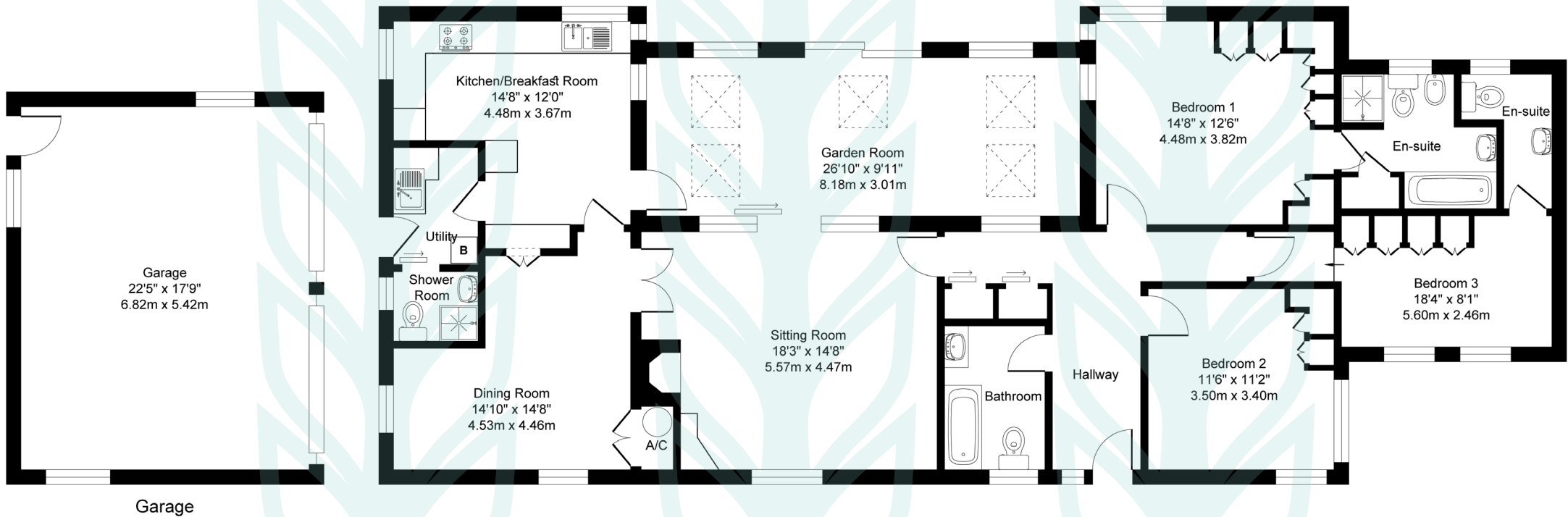


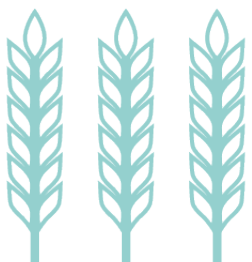
Nettles, Redhill Road, Aldham, IP7 6NR

Approximate Floor Area

Main House - 1767 sq. ft / 164.15 sq. m

Garage - 398 sq. ft / 36.96 sq. m





Chapman Stickels

The Corn Exchange,
Market Place,
Hadleigh,
Suffolk,
IP7 5DN

info@chapmanstickels.co.uk
www.chapmanstickels.co.uk

01473 372 372

All enquiries:

Benedict Stickels
ben@chapmanstickels.co.uk

Cleo Shiel
cleo@chapmanstickels.co.uk



rightmove

onTheMarket.com

PrimeLocation.com

Zoopla



Scan the QR code to visit
our website



IMPORTANT NOTICE

Chapman Stickels states these particulars are for general information only and do not constitute an offer or contract or part thereof. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate where stated. Any prospective purchaser must satisfy themselves of the accuracy of the information within these particulars by inspection or otherwise. Chapman Stickels does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building restrictions), nor can it enter into any contract on behalf of the client. We do not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. If there is anything of particular importance to you, please contact us where we will endeavour to have any information or queries checked.