



# 38 BRIDGE STREET

Hadleigh | Suffolk



Chapman Sticks

# 38 BRIDGE STREET HADLEIGH, SUFFOLK IP7 6DB

A CHARMING GRADE II LISTED COTTAGE IN A PICTURESQUE SETTING  
CLOSE TO THE TOWN CENTRE, IN NEED OF MODERNISATION

Hadleigh Town Centre - 0.3 miles

Manningtree Station - 9 miles

Ipswich – 10 miles

- 
- Sitting room • Kitchen • Two bedrooms • Family bathroom •
  - Private rear garden • Garage • Workshop •







## Property

**CHAIN FREE** – Forming part of the pretty street scene which surrounds Hadleigh's cricket ground, 38 Bridge Street is a charming Grade II Listed semi-detached cottage boasting 16th Century features and is conveniently located within a short walk of Hadleigh's town centre. The accommodation comprises a sitting room of good proportion with beautiful, exposed timbers and exposed brickwork surrounding a fireplace with a door through to the kitchen which provides access to the rear garden. On the first floor, there are two bedrooms and a family bathroom.

Outside to the rear, is a private garden to include a workshop with power connected and a single garage also with power connected. A side gate provides access onto the drive and Bridge Street.

## Agents Note

The occupiers of No:40 enjoy a pedestrian right of way over the garden of No:38 for the purpose of gaining access onto Bridge Street.

No:38 has a vehicular right of way over the neighbouring property's driveway to access their garage.

## Location

The property is located some 0.3 miles south of Hadleigh town centre, and Bridge Street consists of mainly individual properties of varying ages. Hadleigh itself is a very popular historic market town. The town offers an excellent range of local amenities including restaurants, pubs, sports facilities, a wide selection of shops and both junior and upper schools.

## Services

We understand that mains electricity, gas and water are connected but have not been tested.

**Local Authority and Council Tax Band**  
Babergh with Mid Suffolk District Council  
Band B (2025)

# 38 Bridge Street, Hadleigh, IP7 6DB

Approximate Floor Area

Main House - 585 sq. ft / 54.34 sq. m

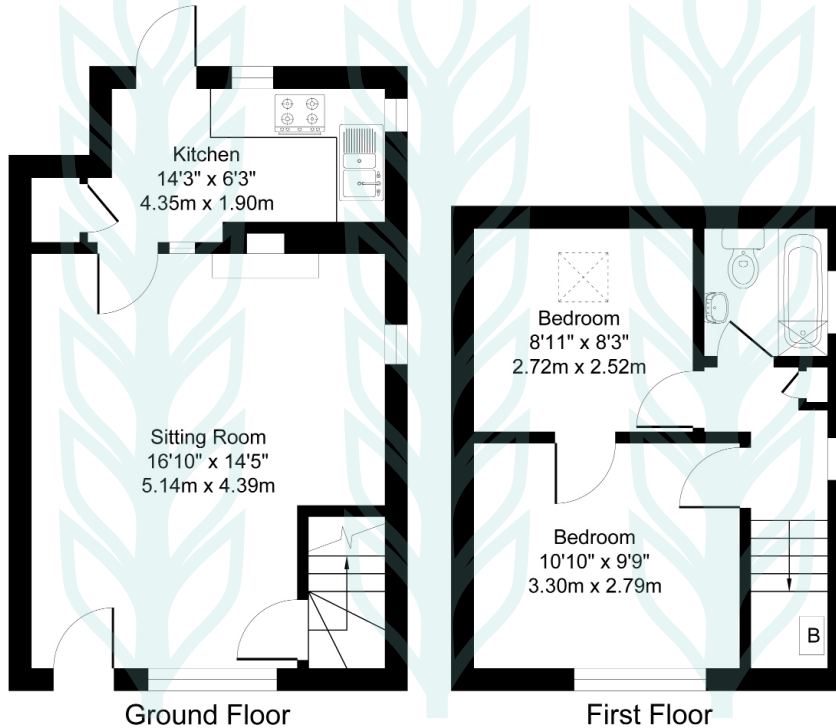


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