



40 BRIDGE STREET

Hadleigh | Suffolk



Chapman Stickels

40 BRIDGE STREET HADLEIGH, SUFFOLK IP7 6DB

A CHARMING GRADE II LISTED COTTAGE IN A SOUGHT-AFTER LOCATION
WITH PICTURESQUE VIEWS OVER THE CRICKET GROUND IN NEED OF
MODERNISATION

Hadleigh Town Centre - 0.3 miles

Manningtree Station - 9 miles

Ipswich - 10 miles

-
- Sitting / Dining room • Kitchen • Landing / Single bedroom • Double bedroom •
 - Family bathroom • Rear garden •





Property

Forming part of the pretty street scene which surrounds Hadleigh's cricket ground, 40 Bridge Street is a Grade II Listed semi-detached cottage believed to date back as far as the 16th Century and is conveniently located within a short walk of the town centre.

The accommodation comprises a sitting room with a red brick fireplace and door leading to the kitchen which provides access to the rear garden. On the first floor, immediately at the top of the stairs, a landing which is large enough to serve as an occasional bedroom or study area provides access to a double bedroom and the bathroom.



Outside to the rear is a private garden with a sun terrace and storage shed.

Agent's 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.

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

Mains electricity and water are connected.

Local Authority and Council Tax Band

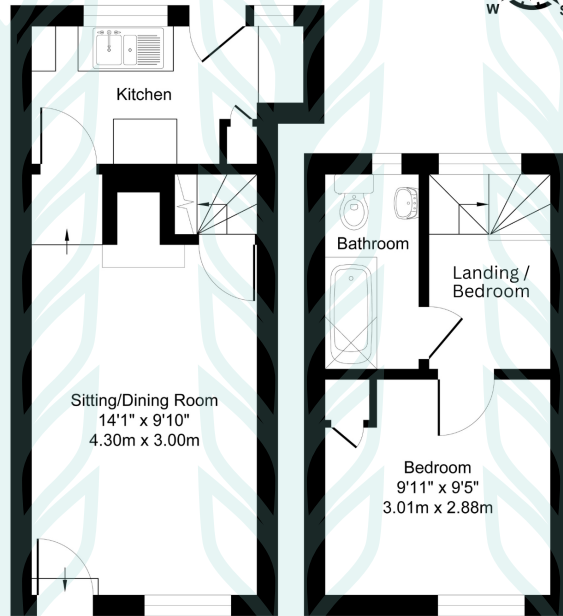
Babergh with Mid Suffolk District Council
Band B (2025)



40 Bridge Street, Hadleigh, IP7 6DB

Approximate Floor Area

Main House - 435 sq. ft / 40.42 sq. m



Ground Floor

First Floor

Illustration for identification purposes only, measurements approximate, not to scale. Copyright



Chapman Sticksels

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

info@chapmansticksels.co.uk
www.chapmansticksels.co.uk

01473 372 372

All enquiries:

Benedict Sticksels
ben@chapmansticksels.co.uk

Cleo Shiel
cleo@chapmansticksels.co.uk



Scan the QR code to visit our website



rightmove

PrimeLocation.com

onTheMarket.com

Zoopla



IMPORTANT NOTICE
Chapman Sticksels 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 Sticksels 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.