



Westerns End, Brantham
Guide Price £260,000

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Chamberlain Phillips are pleased to present this detached bungalow nestled in the sought-after village of Brantham a perfect fit for those looking to retire in a picturesque and peaceful setting.

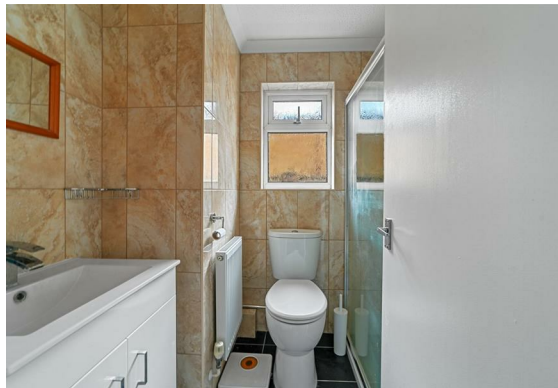
The property benefits from driveway parking, a single garage, gas central heating and UPVC double glazing, ensuring year-round comfort and efficiency.

Upon entering, you are greeted by a hallway that leads to a modern fitted kitchen, complete with gas hob, oven, and plumbing for a washing machine. The spacious lounge features a cosy gas fire and sliding doors that provide access to a conservatory, creating the perfect space to relax and unwind. There are two double bedrooms and a shower room, ensuring ample living space for residents.

The garden is a true highlight of the property, being mainly laid to lawn with a patio area and border with mature shrubs, offering the ideal setting for outdoor entertaining or simply enjoying the tranquil surroundings.

Don't miss the opportunity to make this delightful bungalow your new home - arrange a viewing today and take the first step towards your dream Suffolk residence.

Agents notes: All mobile networks coverage, Ultra fast broadband available, council tax band B.





- DETACHED BUNGALOW
- TWO BEDROOMS
- SOUGHT AFTER VILLAGE LOCATION
- GARAGE AND DRIVEWAY PARKING
- CONSERVATORY
- NO ONWARD CHAIN
- VIEWING RECOMMENDED

LOCATION

Brantham is a large village in the Stour Valley with a population of more than 2,300. The river forms one of its boundaries and it is surrounded by picturesque countryside including the villages of Stutton, Tattingstone, East Bergholt and Flatford (famous for inspiring many paintings of John Constable and known as Constable Country).

The village is ideally situated halfway between Ipswich, the county town of Suffolk, and historic Colchester, Essex. Their shops, facilities, bars, restaurants and nightlife are easily accessed by public transport as well as by car.

Manningtree, reputedly the smallest market town in England, lies across the River Stour and its railway provides fast links to London, Norwich, the ports of Harwich and Felixstowe, and the beautiful beaches of the Sunshine Coast.

Brantham has many amenities including, churches, pubs, a Co-op, a cafe, a vet, three play areas, a preschool and primary school.

CO111RS [Change Location](#)

Select your address

The speeds indicated on the checker are the fastest estimated speeds predicted by the network operator(s) providing services in this area. Actual service availability at a property or speeds received may be different. [More information](#).

The table shows the predicted broadband services in your area.

Broadband type	Highest available download speed	Highest available upload speed	Availability
Standard	9 Mbps	0.9 Mbps	✓
Superfast	80 Mbps	20 Mbps	✓
Ultrafast	900 Mbps	900 Mbps	✓

Networks in your area - County Broadband, Openreach

Click on a network's name to be directed to a website where you can find out about service availability and how to request a service from them or one of their partners.

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Select your address

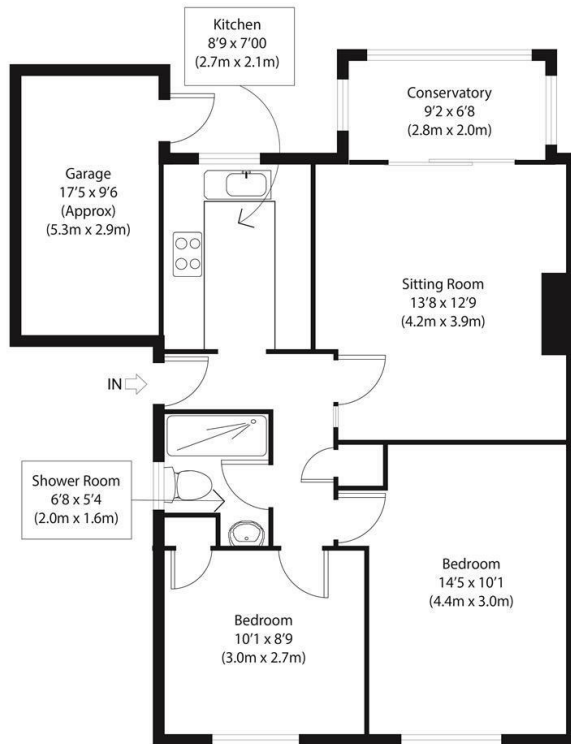
Indoor Outdoor

Results are predictions and not a guarantee. Actual services available may be different from results and may be affected by network outages. [More information](#)

This table shows the mobile availability in your area.

Provider	Voice	Data
EE	✓	✓
Three	✓	✓
O2	✓	✓
Vodafone	✓	✓

Floor Plan



Approximate Gross Internal Area
820 sq ft (76 sq m)

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation. copyright: www.epphotos.co.uk



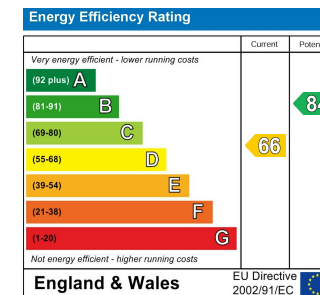
Area Map



Viewing

Please contact our Manningtree Office on 01206 646479 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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