



Hadleigh Road, East Bergholt
£450,000

East Bergholt

Nestled in the heart of the charming village of East Bergholt, this delightful three-bedroom detached bungalow presents a rare opportunity for those looking to downsize without compromise. With its no onward chain status, this residence invites you to commence a stress-free rural life with immediate effect.

The property greets you with a welcoming entrance hallway that seamlessly connects all rooms. A generously proportioned living dining room serves as the centrepiece of the home, complete with a feature fireplace. The kitchen, practical and well-appointed, offers the perfect canvas to cater to your culinary exploits,

The main bedroom, with its built-in wardrobes, provides ample storage to maintain a clutter-free sanctuary. Two additional bedrooms offer flexibility for guests or hobbies, and the re-fitted wet room style shower room combines modern convenience with sleek design.

Outside, an enclosed rear garden awaits, boasting patio areas for alfresco dining and a sizeable lawn bordered by a large shed. The separate WC, driveway with parking for several vehicles, and a detached single garage further enhance the property's appeal.

Front and side gardens create a verdant frame for this lovely home, and its proximity to local pubs, shops, and schools ensures that this property delivers not just comfort, but also community and convenience.





- THREE BEDROOM DETACHED BUNGALOW
- POPULAR LOCATION
- NO ONWARD CHAIN
- NEW BOILER INSTALLED IN NOVEMBER 2024
- DRIVEWAY PARKING AND DETACHED SINGLE GARAGE
- VIEWING ADVISED



LOCATION

East Bergholt is set in the sought-after Dedham Vale an area of outstanding natural beauty. The village is much admired and well known for its connections with John Constable, the renowned painter, it is well catered for with good local facilities including a general store, post office, bakery, chemist, church, schools and several public houses.



East Bergholt is situated in the undulating countryside of the Stour Valley with easy access to the A12 trunk road providing main routes to the A14, The Midlands, London and the major motorway networks. The centres of Ipswich and Colchester are also easily accessible with their more comprehensive shopping and educational facilities and the commuter can take advantage of mainline train services to London's Liverpool Street Station from both Manningtree and Colchester.

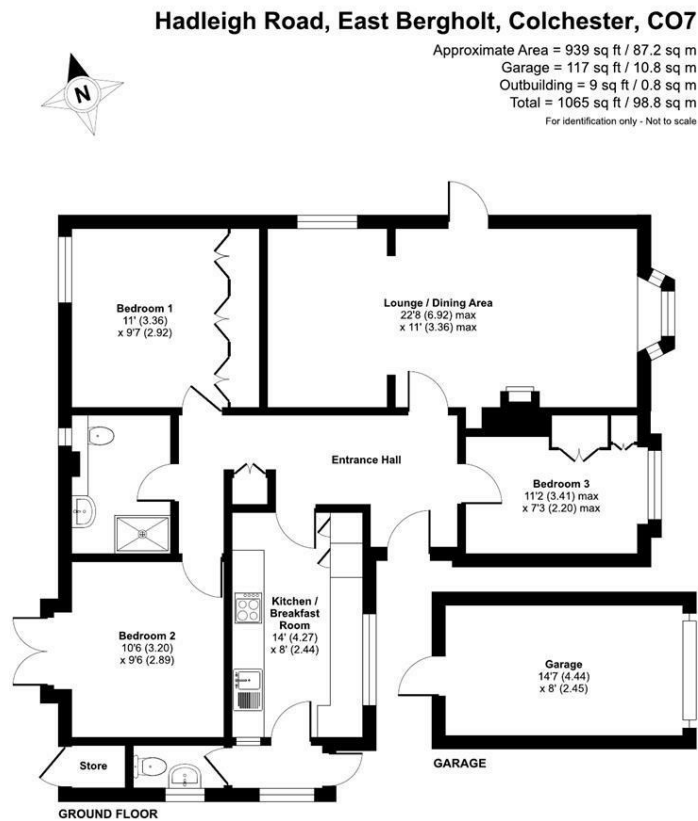
There are excellent recreational facilities in the area including sailing on the Orwell, Deben, Colne and Stour, golf courses at Stoke by Nayland, Colchester and Woodbridge.

Agents notes:

Tenure - Freehold
Council Tax - Band D
Services Connected - Mains
Gas/Electric/Water/Drainage
Heating - Radiators via Gas Boiler
Telephone - All networks are limited
Broadband - Ultrafast broadband is available



Floor Plan



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). ©nichicom 2025. Produced for Chamberlain Phillips. REF: 1287576

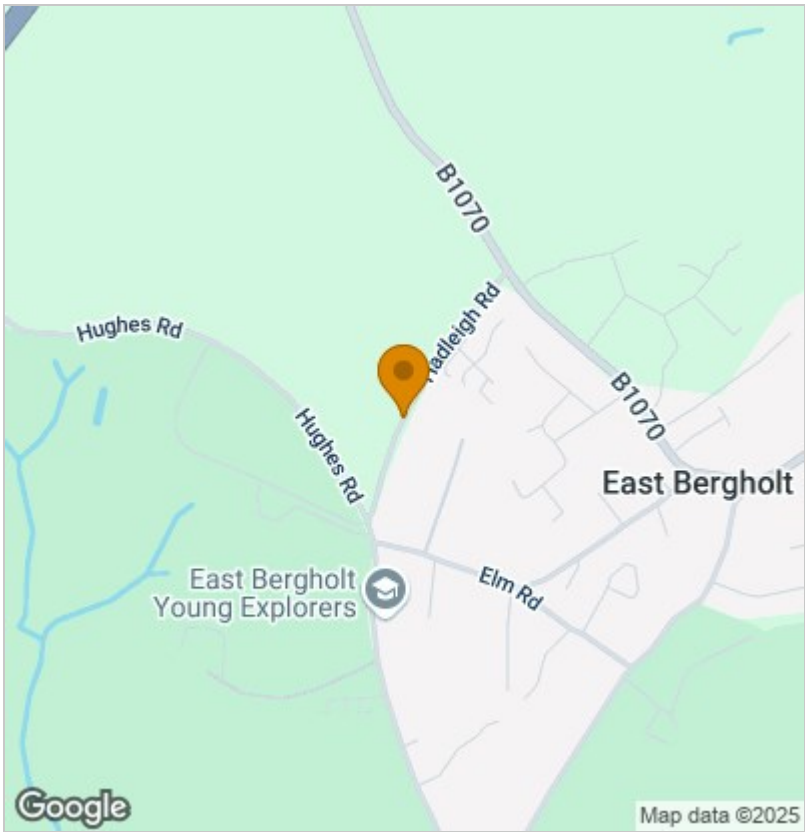
Viewing

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

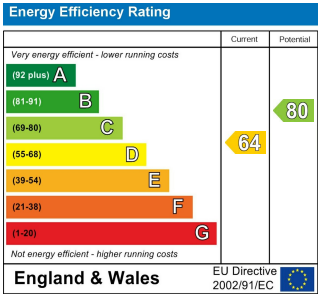
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Area Map



Energy Efficiency Graph



Council Tax Band - D

Tenure - Freehold