

**4 bedroom
Detached
House located
in Ardleigh.**

Guide Price
£500,000 - £575,000

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JOHN ALEXANDER
ESTATE AGENTS

Kiln Road Ardleigh Colchester CO7 7FE

FULL DESCRIPTION

OVERVIEW

GUIDE PRICE £500,000 TO £575,000

John Alexander is very proud to present this exquisite four-bedroom detached family home offering a blend of elegance and modernity. Situated within the highly sought-after village of Ardleigh and positioned in a peaceful cul-de-sac, the property delights with picturesque paddock views, creating a unique suburban haven.

STEP INSIDE

As you step inside, you are greeted by a welcoming hallway that sets the tone for the sophisticated interiors that await. To your left, find a spacious and light-filled living room, perfect for both relaxed evenings and lively gatherings. This space seamlessly transitions into a formal dining room, providing the ideal setting for memorable family meals and elegant dinner parties.

The adjacent kitchen/diner is designed with the home chef in mind, features top-of-the-line appliances and ample space for culinary creativity. Bi-fold doors lead to the garden, offering an inviting space for family gatherings and alfresco dining.

Completing the ground floor is a cosy office, thoughtfully positioned to offer a peaceful retreat for work or study.

The journey continues to the first floor, where the primary bedroom serves as a luxurious sanctuary, featuring a generous walk-in closet ideal for wardrobe storage and personal treasures. Three additional bedrooms, each possessing its own unique charm, provide ample space to accommodate family and guests alike. The well-appointed, stylish bathroom on this floor is a haven of relaxation and caters to the remaining bedrooms

The Master bedroom offers sweeping vistas of the adjacent paddocks, creating a serene atmosphere that enhances the living experience in this tranquil suburban oasis.

STEP OUTSIDE

Externally, the home is equally impressive. A driveway, carport, and garage offer ample parking and storage solutions. The exterior space is meticulously maintained, complementing the serene rural surroundings with a touch of elegance.

THE LOCATION

Situated in the quaint and picturesque village of Ardleigh, this charming location offers the best of both worlds: the tranquillity of rural living and convenient access to nearby towns. Residents can enjoy the serene beauty of the surrounding countryside, complete with scenic paddock views, while being a short drive away from local amenities, schools, and transport links. Ardleigh provides a welcoming community atmosphere, making it an ideal setting for families and those seeking a peaceful retreat.

ADDITIONAL INFORMATION

- Aircon installed in downstairs living room and 3 of the 4 bedrooms
- CCTV installed
- Alarm installed
- 10-minute drive to Manningtree for commuters
- 10-minute drive/3 mile walk to Dedham
- Spacious drive with enough space for 4/5
- Underfloor heating all of downstairs
- Picturesque views from the garden with a horse paddock connected to the house
- Only house on the road with the red coloured bricks and wooden cladding
- Very quiet cul-de-sac location



4



2



2



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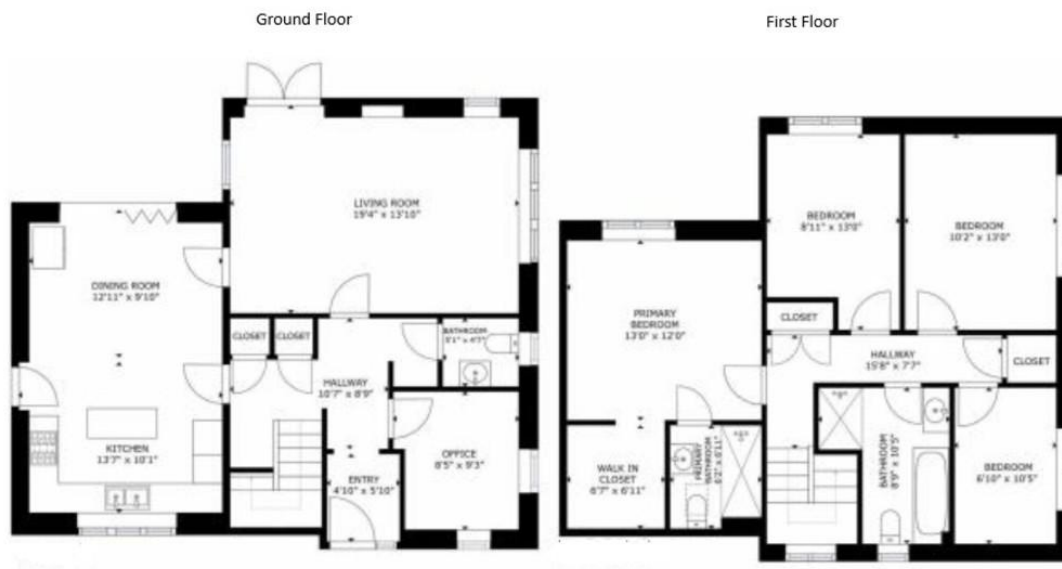
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FLOORPLAN



DIRECTIONS

CONTACT

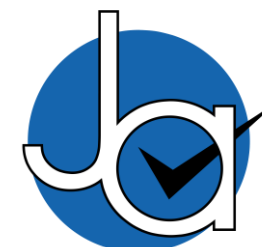
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