



The Avenue, Hadleigh, Essex, SS7 2DJ

2 bedroom detached bungalow / Guide Price £375,000-£400,000 / t. 01702 555888

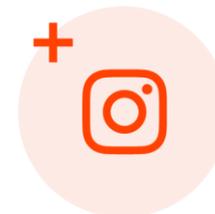
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Offered with no onward chain and situated in this popular turning within the heart of Hadleigh, is this generously sized **two bedroom** detached bungalow with excellent potential. Accommodation includes good size lounge, kitchen/breakfast room, lean to, two double bedrooms and a three piece bathroom suite together with a lovely private rear garden measuring approximately 70ft in depth. Boasting great scope for rear and loft extensions (subject to the necessary consent) if so desired.

Situated in this convenient location a short stroll from local parks, woodland and Hadleigh Town Centre with it's array of shops, amenities and supermarkets whilst also being a stone's throw and within catchment of Hadleigh Infant and Junior schools. Don't miss out, call now to book your viewing.

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GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Highlights

- \ Charming Two Double Bedroom Detached Bungalow
- \ Good Size Plot
- \ Spacious Accommodation
- \ Private Rear Garden Measuring Approximately 70ft In Depth
- \ Scope For Off Street Parking (subject to permission for a drop down curb)
- \ Large Loft Space
- \ Great Potential For Rear & Loft Extensions (subject to the necessary consent)
- \ No Onward Chain
- \ Hadleigh Infant & Junior School Catchments
- \ Walking Distance To Hadleigh Town & Local Parks
- \ Hadleigh Castle Close By
- \ Transport Links Within Easy Reach
- \ Popular Turning
- \ Viewings Advised



Attractive entrance door with stained glass inserts opening to entrance hall.

**Entrance Hall **

Welcome mat, fitted carpets, radiator, power points, coved ceiling, wall mounted consumer unit, loft access hatch with drop down ladder leading to large loft space which provides excellent scope for conversion (subject to the necessary consent), doors to accommodation off.

**Lounge 14'8 Into Bay x 11'10 **

UPVC double glazed bay window to front, fitted carpet, two radiators, power points, TV point, wall light points, smooth plastered ceiling with centre ceiling rose, feature fireplace with timber mantle and tiled half housing gas fire.

**Kitchen 11'10 x 8'4 **

Double bowl sink and drainer unit with chrome mixer tap inset into a range of roll edge worktops with cupboards and drawers beneath and matching eye level units, integrated Hot Point oven with four ring hob above and extractor over, tiled splashbacks, power points, UPVC double glazed window to side, cupboard housing Ideal combination boiler, further UPVC double glazed windows to rear, large pantry style cupboard with shelving, radiator, coved ceiling, door leading to lean to/utility.

**Lean To/Utility 11'2 x 5'2 **

Windows to side and rear, door leading to rear garden, power points, space and plumbing for a washing machine.

**Bedroom One 11'11 x 11'11 **

UPVC double glazed window to front, fitted carpet, radiator, coved ceiling, power points, feature semi-circular stained glass window to side.



**Bedroom Two 11'11 x 11' **

Currently used as a dining area with UPVC double glazed window to rear, semi-circular stained glass window to side, fitted carpet, radiator, power points, coved ceiling.

**Bathroom 7'5 x 5'10 **

Three piece suite comprising panelled bath with handheld attachment, low flush WC, pedestal wash basin, mostly tiled walls, coved ceiling, radiator, UPVC obscure double glazed window to side.

**Rear Garden **

A good size private rear garden commencing with expanse of patio whilst the remainder is laid to established lawn with flower beds surrounding, screen panel fencing to borders, space for shed (to be removed), coal bunker, outside tap, side access to front via timber gate.

**Front Garden **

A good size front garden, mainly laid to stone which can provide ample off street parking subject to permission for a drop curb.



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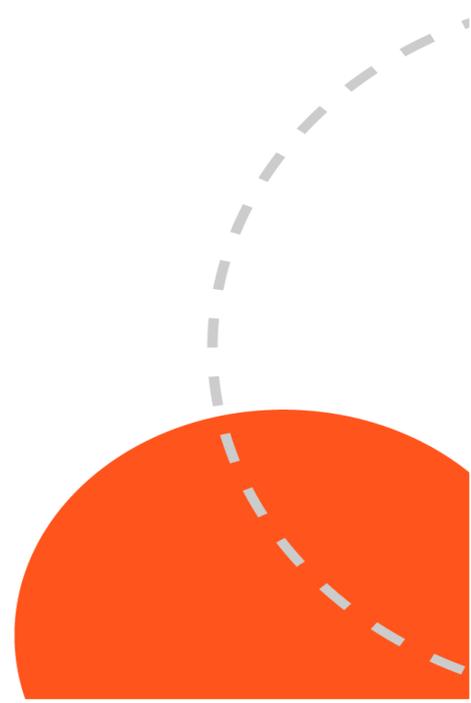
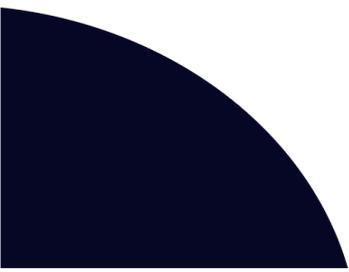
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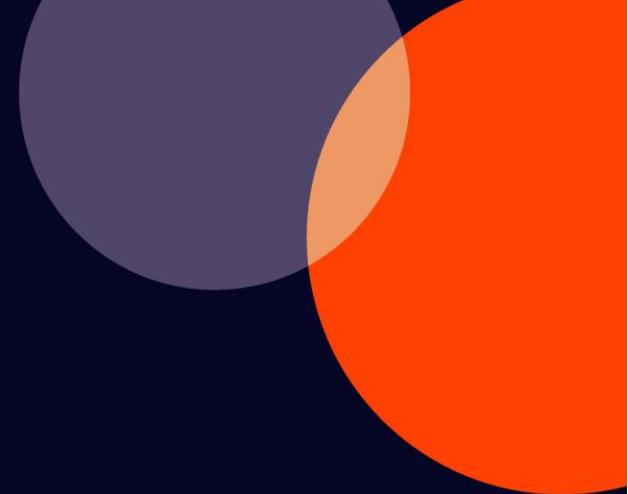
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