



8 MERITON RISE

Hadleigh



Suffolk



Chapman Stickels

8 MERITON RISE HADLEIGH SUFFOLK, IP7 5SB

A NEWLY REFURBISHED DETACHED FAMILY HOME SITUATED ON A SMALL CUL-DE-SAC WITHIN EASY REACH OF HADLEIGH'S AMENITIES, OFFERING OFF ROAD PARKING WITH GARAGE AND GARDENS

Ipswich – 9 miles

Colchester – 14 miles (London Liverpool Street from 48 minutes)

Manningtree – 9 miles (London Liverpool Street from 59 minutes)

- Entrance hall • Sitting room • Kitchen / Dining room • Utility • Cloakroom •
- Three bedrooms • Family bathroom • Gardens • Garage • Off-road parking •





The Property

8 Meriton Rise is a three-bedroom detached family home which has been recently refurbished throughout.

The property is entered via a bright entrance hall, which leads into the sitting room. A large window to the front allows the room to fill with an abundance of natural light. The kitchen / dining room is fitted with a range of base and eye level units with worksurfaces and space for a fridge / freezer. Integrated appliances include electric Bosch oven, Neff hob and extractor and Beko dishwasher. A utility room provides plumbing for a washing machine and space for a tumble dryer.



On the first floor there are two double bedrooms, a single bedroom and a family bathroom.

Outside

The property is set well back from the road with a driveway providing parking for several vehicles and an integral garage with power. The secluded south-west facing rear garden is mainly laid to lawn with a paved sun terrace. A side gate provides access to the front of the property.

Location

Located under 1 mile from the town centre, Hadleigh is a very popular historic market town situated about 9 miles west from Ipswich. The bustling town centre offers a wide range of local amenities including restaurants, pubs, sports facilities and a wide selection of shops, as well as both Junior and Senior schools.

Services

Mains water, electricity and drainage are connected. Oil-fired heating.

Local Authority and Council Tax Band

Babergh with Mid Suffolk District Council
Band C (2026)

EPC Rating

Current D(59). Potential C(76).

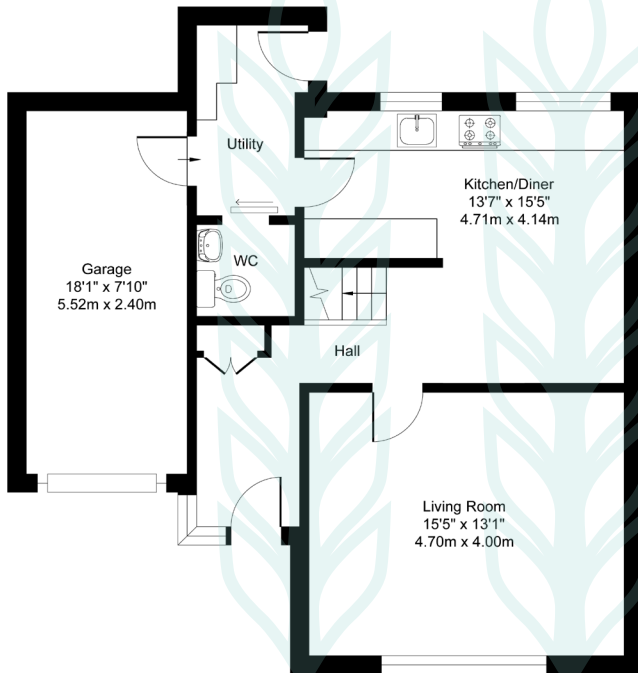


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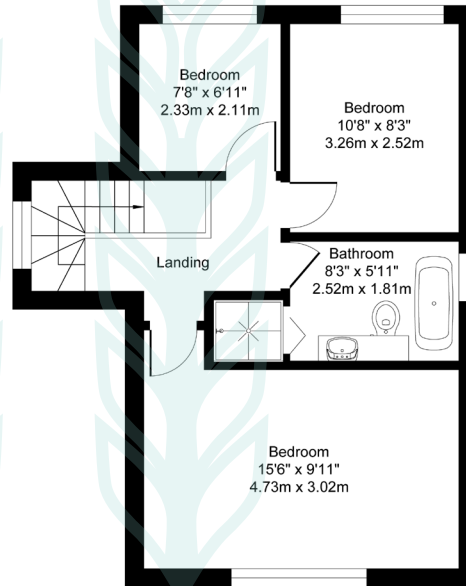
Approximate Floor Area

Main House - 1004 sq. ft / 93.32 sq. m

Garage - 142 sq. ft / 13.24 sq. m



Ground Floor



First Floor

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