STUART THOMAS
ESTATES







- LOCATED IN THE CENTRE OF HADLEIGH
- LARGE LOUNGE DINER
- 2 GOOD SIZED BEDROOMS
- OFF STREET PARKING

## 2 Haven Close, Hadleigh, Essex, SS7 2QX

Guide Price £280,000

First floor flat located in the heart of Hadleigh with generous lounge, two good size bedrooms and off street parking.







# Property Description

FIRST FLOOR LANDING
17' 10" x 6' 3" (5.44m x 1.91m) Spacious landing with doors to all rooms, built in cupboard with hot water system, loft access.

LOUNGE
17' 3" x 15' 6" (5.26m x 4.72m) A generous living room with two double glazed windows to front, two electric heaters.

KITCHEN
8' 10" x 8' 6" (2.69m x 2.59m) Integrated fridge and freezer, dishwasher, washing machine, built in oven and hob with extractor hood over. Sink drainer beneath a double glazed window to front.

BEDROOM ONE
15' 4" x 9' 6" (4.67m x 2.9m) Good size master bedroom with double glazed window to side, electric heater.

BEDROOM TWO/STUDY
12' 8" x 8' 5" (3.86m x 2.57m) Double glazed window to side, electric heater, carpet.

BATHROOM
White three piece suite includes a shower over the bath. Double glazed window to rear, part tiled walls.

PARKING
Parking space in front of garage.

GARAGE
Detached garage, useful for parking and storage.





GENERAL

Tenure Leasehold

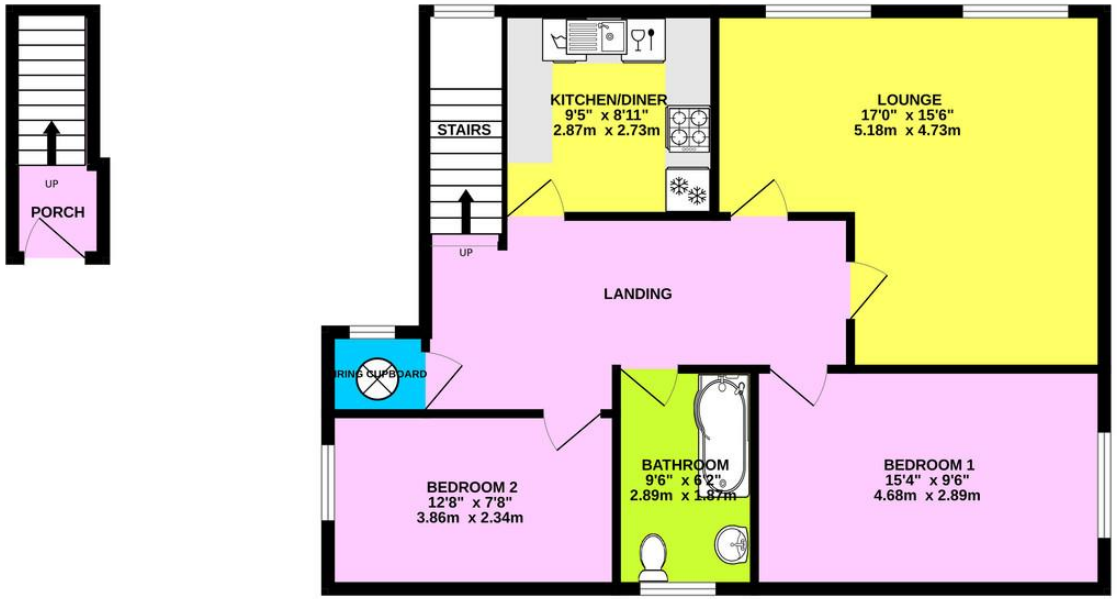
Lease Length TBC

Castle Point Borough Council

Council Tax Band B

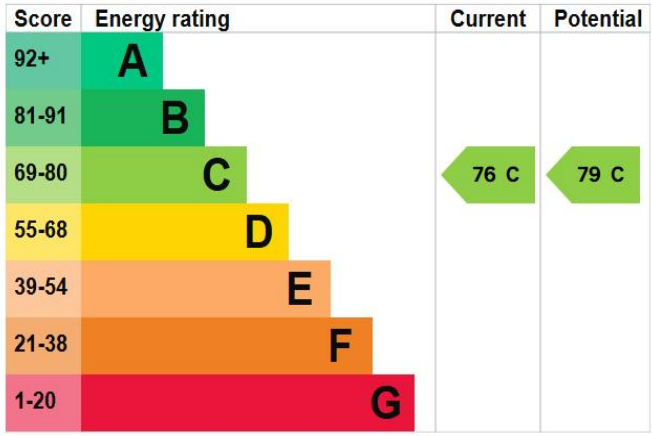
ENTRANCE
40 sq.ft. (3.7 sq.m.) approx.

FIRST FLOOR
797 sq.ft. (74.0 sq.m.) approx.




TOTAL FLOOR AREA : 837 sq.ft. (77.7 sq.m.) approx.

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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