Chamberlain Phillips
PROPERTY AGENTS

The Close, Tattingstone
£500,000

The Close

Nestled in a sought-after residential road within the charming village of Tattingstone, this impressive four-bedroom detached bungalow offers an exceptional blend of style, comfort, and versatility, making it ideal for families and those seeking single-storey living. The property has been lovingly restored and renovated throughout by the current owners to a superb standard, resulting in a true turn-key home.

The welcoming entrance porch, bathed in natural light, leads into a spacious hallway that connects the heart of the home. The inviting living room boasts sliding doors opening directly onto the rear garden, perfect for indoor-outdoor entertaining and family relaxation. The modern kitchen-dining room is fitted with integrated appliances and striking quartz worktops, with double doors leading to the garden an ideal spot for al fresco dining.

The bungalow offers a highly versatile layout, comprising four generously proportioned bedrooms, with flexibility to create additional reception space if desired. The principal bedroom benefits from built-in wardrobes and a dedicated dressing area, while two further bedrooms also feature integrated storage. The fourth bedroom is currently arranged as a home office, with the third utilised as a gym, demonstrating the home's adaptability. A beautifully appointed family bathroom completes the accommodation, featuring both a separate bath and shower to suit all preferences.

Set within grounds of approximately 0.2 acre (subject to survey), the south-facing rear garden provides a beautifully balanced outdoor space, combining a lawn with thoughtfully designed, low-maintenance and drought-tolerant planting. A variety of mature shrubs add structure, along with year-round colour and interest. The exterior is further enhanced by a detached double garage and ample driveway parking. Altogether, this meticulously presented home offers a rare opportunity to enjoy village living in one of Tattingstone's most sought-after location

- FOUR BEDROOM DETACHED BUNGALOW
- RENOVATED THROUGHOUT
- DOUBLE GARAGE AND DRIVEWAY PARKING
- SOUGHT AFTER LOCATION
- STUNNING GARDENS
- KITCHEN DINING ROOM
- BEAUTIFUL BATHROOM
- VIEWING ADVISED

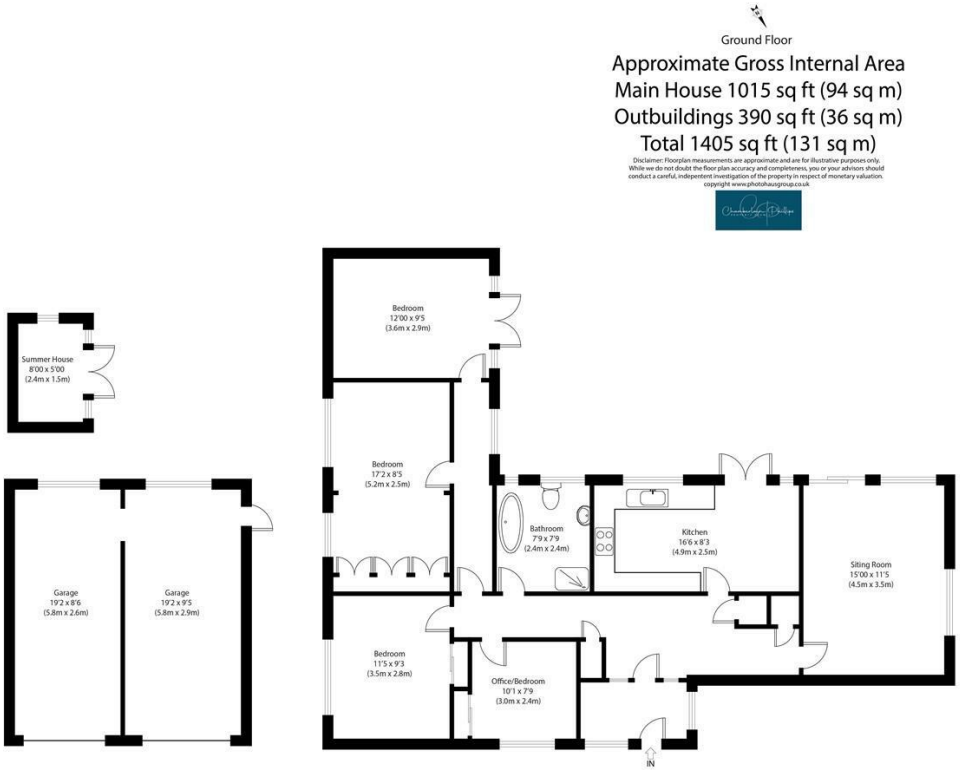
Location:
Nestled in the heart of the Suffolk countryside, the charming village of Tattingstone offers a quintessential rural lifestyle with excellent access to local amenities and transport links. This picturesque village is steeped in history and surrounded by rolling farmland, yet remains conveniently close to the vibrant county town of Ipswich, and Manningtree just a short drive away (6 miles).

The property enjoys a truly enviable position on the banks of Alton Water, one of the region's most scenic and well-loved reservoirs. Alton Water offers a wide range of outdoor pursuits including sailing, fishing, cycling, and walking, making it a haven for nature enthusiasts and active lifestyles alike. The views across the water are ever-changing and provide a peaceful, natural backdrop throughout the seasons.

Tattingstone benefits from a strong sense of community, a well-regarded village primary school, and a traditional village pub. The nearby A137 offers easy access to Manningtree (some 13 minute drive) and Ipswich railway stations, both of which provide direct links to London Liverpool Street, making the location ideal for commuters seeking countryside living with excellent connectivity.

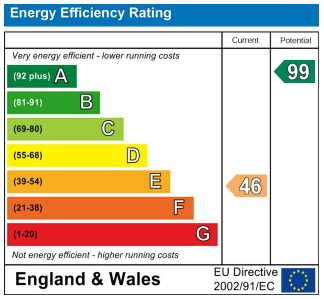
Important Information:
Tenure - Freehold
Council Tax Band - D
Services - Mains Electric, Mains Water & Mains Drainage
Heating - Electric Heating
Mobile Coverage Indoor: EE - 76% / Vodafone - 75% / Three - 74% / o2 - 68%
Broadband: Ultrafast Broadband is available at this address

Floor Plan



Area Map

Energy Efficiency Graph



Council Tax Band - D

Tenure - Freehold

Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

6 Dairy Barn Mews, Summers Park, Lawford, Manningtree, Essex, CO11 2BZ
Tel: 01206 646479 Email: info@chamberlainphillips.co.uk www.chamberlainphillips.co.uk