



97 ANGEL STREET

Hadleigh | Suffolk



Chapman Stickels

97 ANGEL STREET HADLEIGH SUFFOLK, IP7 5DE

A CHARMING 16TH CENTURY 2-BEDROOM HOUSE LOCATED CLOSE TO
THE TOWN CENTRE

Manningtree – 9 miles

Ipswich – 10 miles

Colchester – 13 miles

-
- Entrance hall • Sitting / dining room • Kitchen • Study / pantry •
 - 2 double bedrooms • Bathroom • Courtyard garden •





The Property

Discreetly located to the northern side of Angel Street, the property comprises part of a 16th Century former hall house having considerable historic importance to the town, which is reflected in its Grade II* status. Accessed via an inviting entrance hall with coat cupboard, is a stunning sitting/dining room featuring high ceilings with exposed timbers and an Inglenook fireplace with inset log burner. Beyond is a modern kitchen which overlooks the pretty rear courtyard garden. The remaining ground floor area is the pantry/study (currently serving as a pantry) with further exposed timbers and a former medieval arched doorway.



The first floor offers 2 double bedrooms and a bathroom which provides the same historic charm as the ground floor, with bedroom 2 featuring a beautiful fireplace.

Outside, the property offers a rear patio seating area which leads through to a pretty enclosed courtyard garden featuring a well, and is defined by a brick wall and timber fencing. Although there is no allocated parking, Angel Street offers unrestricted parking as well as the adjacent side roads.



Location

The property is located close to the town centre which is conveniently located just 0.2 miles to the west. Hadleigh offers a wide range of local amenities including restaurants, pubs, sports facilities, and a wide selection of shops.

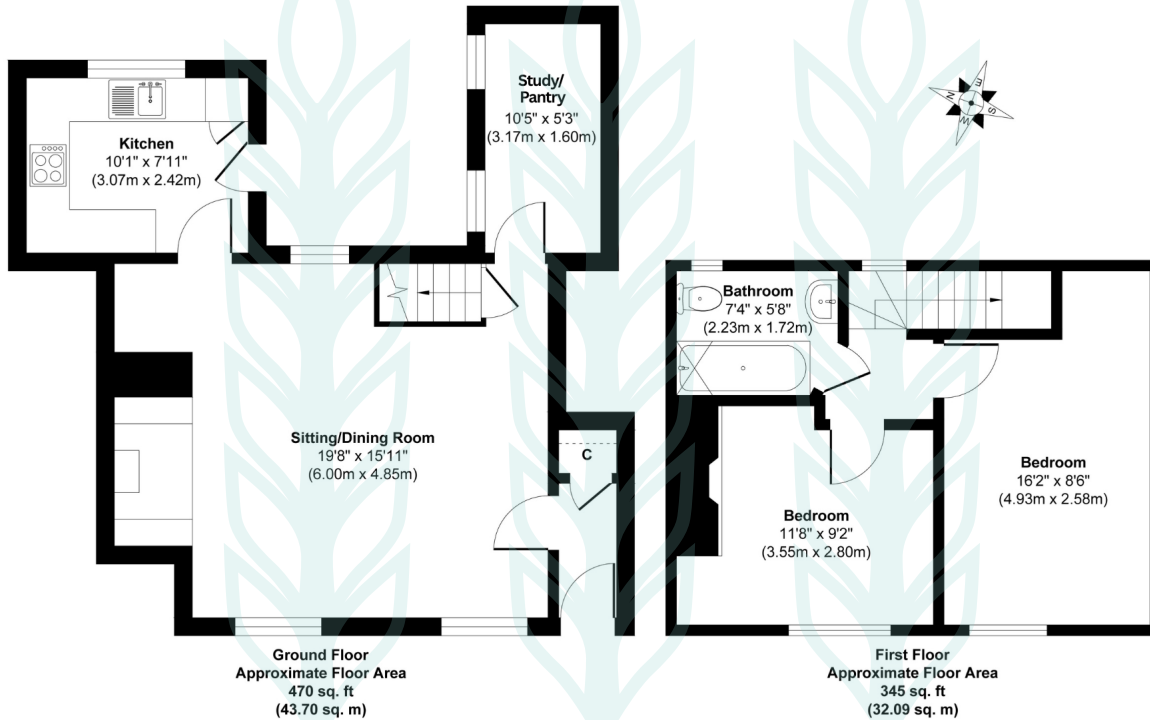
Services

All mains services are connected.

Local Authority and Council Tax Band

Babergh with Mid Suffolk District Council
Band C - (2026/27)

97 Angel Street, Hadleigh, IP7 5DE



Approx. Gross Internal Floor Area 815 sq. ft / 75.79 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.



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