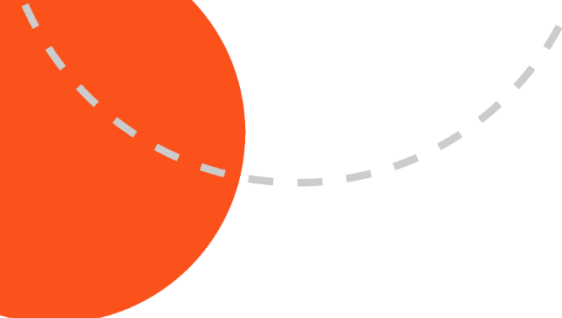




Galleydene, Hadleigh, Essex, SS7 2QA

3/4 bedroom detached house / **Guide Price** £625,000 - £650,000 / t. 01702 555888





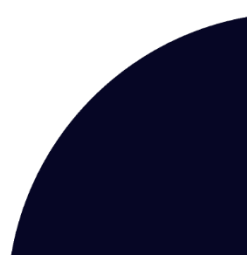
Offered with no onward chain and enjoying a superb position backing onto open fields with far-reaching views across Hadleigh Country Park and the Thames Estuary, this substantial three/four bedroom detached family home offers spacious and versatile accommodation throughout.

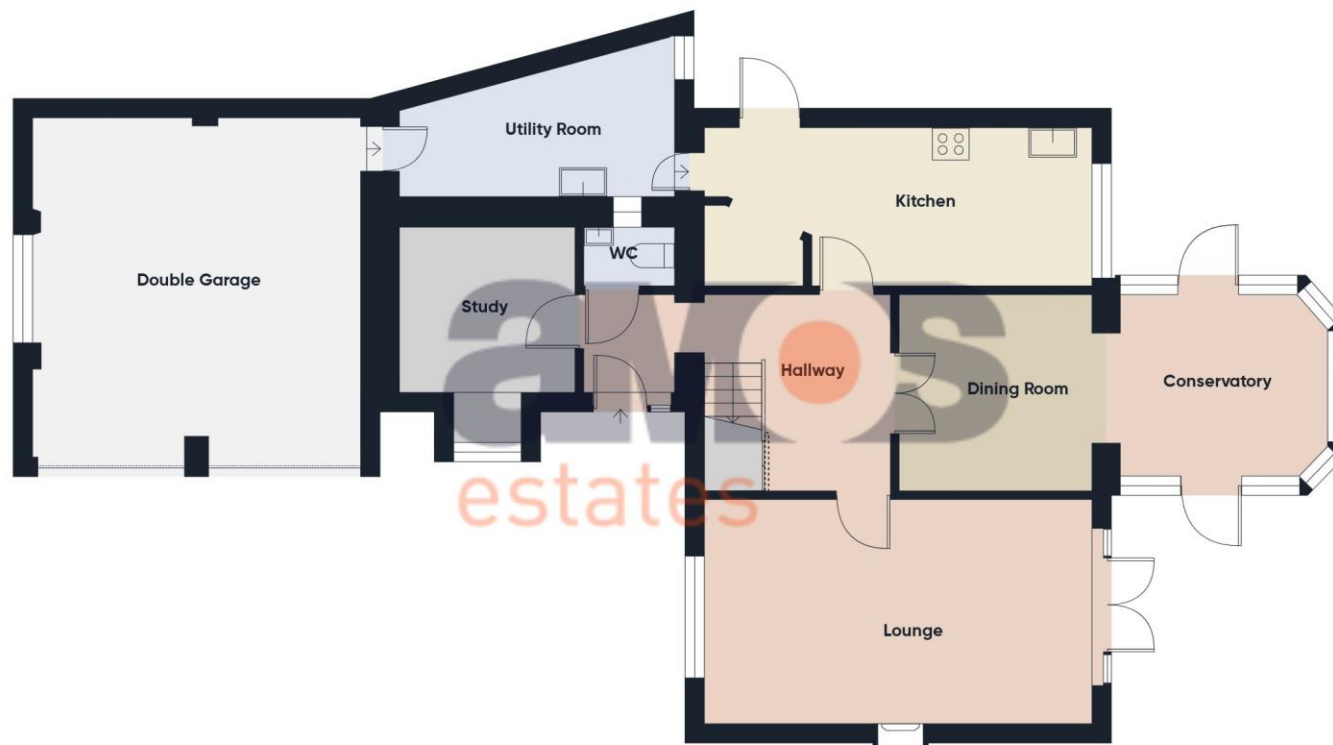
Currently arranged as a **three bedroom** home, the dressing room can easily be reinstated as a fourth bedroom if required. The generous accommodation comprises two spacious reception rooms, a study/playroom, conservatory, kitchen, utility room and ground floor cloakroom, together with well-proportioned bedrooms, an en-suite to the principal bedroom and a family bathroom. Outside, the property benefits from a private south facing rear garden, a double garage and ample off-street parking.

Situated within the highly regarded Galleydene, the property is just a short stroll from Hadleigh Country Park and Hadleigh Town Centre, offering an excellent selection of shops, cafés and everyday amenities. The property also falls within the sought-after Hadleigh Infant & Junior School and The King John School catchment areas, making it an ideal family home.

An internal viewing is highly recommended to fully appreciate the size, setting and exceptional views this home has to offer.

Find us on





Ground Floor



First Floor



**A space to
call home.**

Approximate total area⁽¹⁾

1704 ft²

158.3 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Highlights

- | Substantial Three/Four Bedroom Detached Family Home
- | No Onward Chain
- | Two Reception Rooms
- | Conservatory
- | Study/Playroom
- | Spacious Kitchen
- | Utility Room
- | Ground Floor WC
- | Good Size Bedrooms
- | En-Suite & Dressing Room (formerly bedroom 4) to Master
- | Family Bathroom Suite
- | South Facing Garden Backing Onto Fields
- | Beautiful Outlook Over Country Park & The Estuary
- | Double Garage
- | Off Street Parking
- | Walking Distance To Hadleigh Town & Country Park
- | Hadleigh Infant/Junior & King John School Catchments
- | Council Tax Band - F



Timber entrance door with obscure window adjacent opening to entrance hall.

**Entrance Hall 15'2 x 9'10 Maximum Measurements **

Laminate flooring, radiator, coved ceiling, power points, carpeted stairs with timber balustrade leading to first floor, understairs storage cupboard, doors to accommodation off.

**Lounge 19'8 x 11'4 **

uPVC double glazed window to front, fitted carpet, radiator, power points, TV point, wall light points, coved ceiling, uPVC double glazed French doors to rear providing outlook over open fields and access to garden, feature fireplace housing gas fire.

**Dining Room 9'10 x 9'9 **

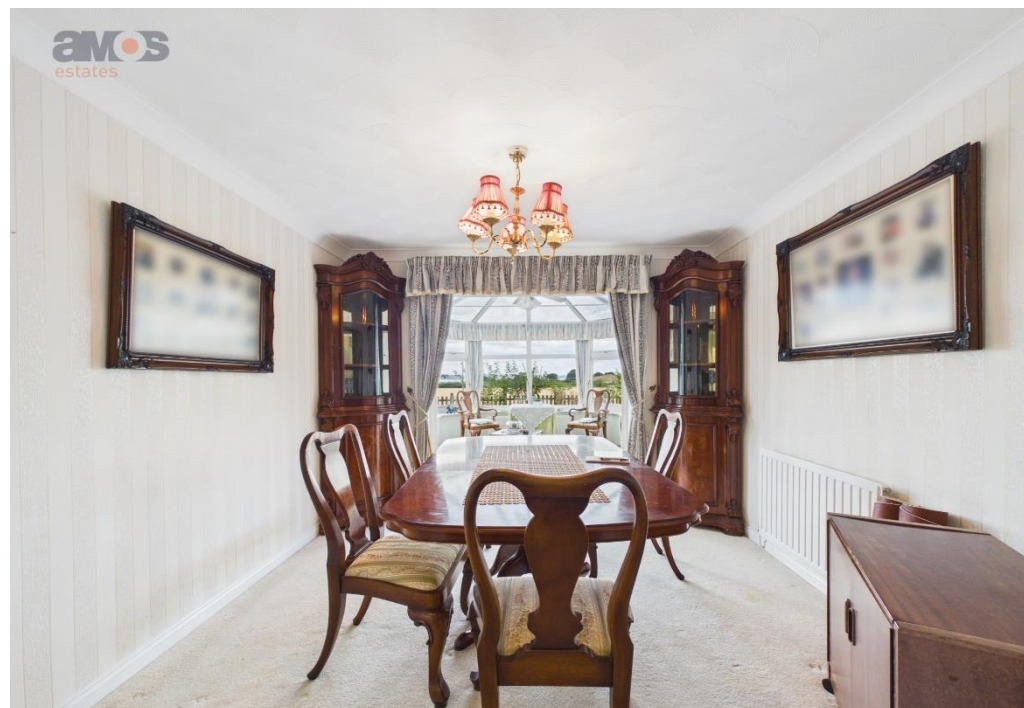
Fitted carpet, radiator, power points, coved ceiling, open to conservatory.

**Conservatory 10'10 x 9'1 **

Wood effect flooring, radiator, power points, uPVC double glazed windows sides and rear, uPVC double glazed doors to either side leading to rear garden.

**Kitchen 19'6 x 8'2 **

Double bowl sink and drainer unit with chrome mixer tap inset into a range of roll edge worktops with cupboard and drawers beneath and matching eye level units, display cabinets, Range style cooker to remain with chimney style extractor above, dishwasher to remain, space for a tall fridge freezer, tiled splashbacks, power points, tiled flooring, radiator, uPVC double glazed window to rear, coved ceiling, wall mounted Vaillant boiler, door to side leading to sideways and door to utility room.





**Utility Room 14'0 x 8'2 Maximum **

Stainless steel sink and drainer unit inset into roll edge worktops with cupboards below and above, space and plumbing for a washing machine, tiled flooring, power points, windows to rear and side, radiator, door to garage.

**Study/Playroom 8'8 x 8'7 **

uPVC double glazed bay window to side, fitted carpet, radiator, power points, telephone point, coved ceiling.

**Ground Floor WC 4'9 x 3'1 **

Two piece suite comprising push button WC, vanity wash basin with chrome mixer tap and storage below and tiled splashback, laminate flooring, radiator, coved ceiling, obscure window to side.

**Landing **

Fitted carpet, coved ceiling, power points, uPVC double glazed window to front, lift access hatch with dropdown ladder, airing cupboard housing emersion tank and shelving, doors to accommodation off.

**Bedroom One 12'8 x 10'12 Maximum **

uPVC double glazed window to rear with beautiful outlook over open fields, Hadleigh country park and Thames Estuary, fitted carpet, radiator, coved ceiling, power points, TV point, door leading to en-suite and doorway to dressing room/bedroom four.

**Dressing Room/Bedroom Four 7'6 x 6'11 **

Formerly a bedroom which could easily be converted back into a fourth bedroom if so desired, uPVC double glazed window to rear with beautiful outlook over open fields, Hadleigh country park and Thames Estuary, fitted carpet, radiator, power points, coved ceiling, fitted wardrobes.





**En-Suite Shower Room 6'8 x 5'4 **

Three piece suite comprising corner shower cubicle with shower over, vanity wash basin with chrome mixer tap and storage below, push button WC, tiled walls and flooring, heated towel radiator, uPVC obscure double glazed window to side, coved ceiling, shaver point.

**Bedroom Two 11'3 x 9'10 **

uPVC double glazed window to rear with beautiful outlook over open fields, Hadleigh country park and Thames Estuary fitted carpet, radiator, power points, coved ceiling.

**Bedroom Three 11'4 x 9'7 **

uPVC double glazed window to front, radiator, fitted carpet, coved ceiling, power points.

**Bathroom 6'8 x 6'5 **

Three piece suite comprising panelled bath with chrome controls and shower over, vanity wash basin with chrome mixer tap and storage below, push button WC, heated towel radiator, partly tiled walls, uPVC obscure double glazed window to front, coved ceiling, shaver point.

**Rear Garden **

Low maintenance south facing rear garden backing directly onto open fields with beautiful outlook over Hadleigh country park and Thames Estuary, commencing with patio, remainder is laid to establish lawn with flower beds surrounding, timber shed, outside tap, side access to front via timber gate.

**Double Garage 17'2 x 17'0 **

Twin remote controlled up and over doors, power and light connected, overhead storage.

**Front Garden **

Block paved driveway providing off street parking.



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