



Hizzy
ESTATE AGENTS

53 Gallows Hill, Hadleigh, IP7 6JQ

Guide price £475,000

About the property

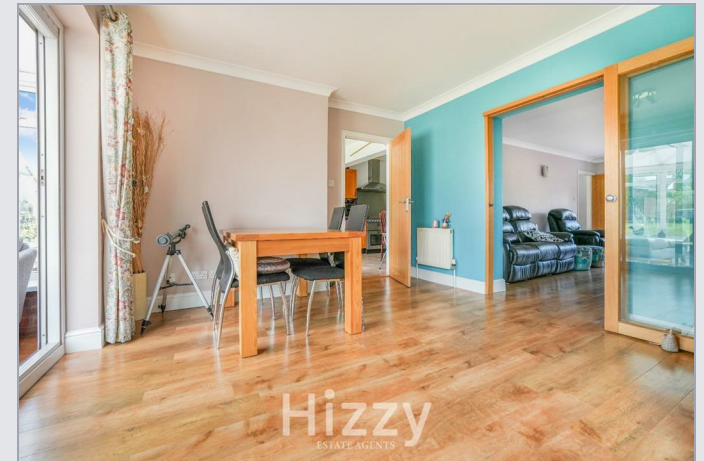
Guide Price £475'000 - £485'00 Rarely available, this established detached chalet bungalow is located within one of Hadleigh's most sought-after residential areas. In addition, the property has been thoughtfully extended and improved over the years by the current owners, resulting in a deceptively spacious and versatile home that will appeal to a wide range of buyers. The property is further enhanced by a generously sized rear garden, offering a wonderful sense of space, ideal for outdoor living. The accommodation begins with a large porch and welcoming hallway, leading into a superb 20ft living room which provides an excellent space for day-to-day living. There is an open-plan dining area flowing into a bright conservatory, alongside a generous kitchen/breakfast room with plenty of work surface space and a fitted range cooker. A real bonus is the walk-in pantry, which also benefits from direct internal access into the garage, adding excellent practicality to the layout. On the ground floor, there are two double bedrooms and a further single bedroom, along with a family bathroom and a separate walk-in shower room, offering flexibility for family living or visiting guests. To the first floor is a principal guest suite, featuring a fourth bedroom with its own dressing room and en-suite, creating a private and comfortable space.

Outside

Outside, to the front there is a driveway leading to the garage, along with a further paved parking area providing off-road parking for approximately 3-4 cars, together with a useful EV charging point. As an added bonus, each property along the road also owns a good-sized strip of lawned garden on the opposite side of the road, running parallel to the property boundary. Side access leads through to the south-facing rear garden, which is laid mainly to lawn with well-stocked flower and shrub beds. There is also a vegetable plot area and a large timber workshop, making this an excellent outdoor space for both leisure and practical use.

Useful info

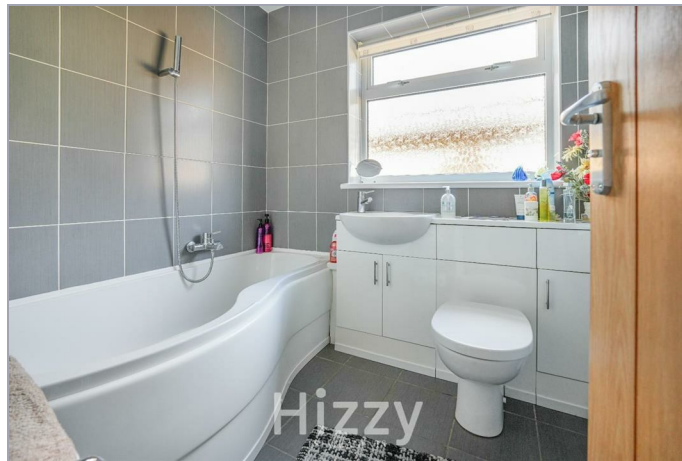
All mains services are connected, gas, water, drainage and electric. The heating is oil fired via radiators (not tested by the agents) however, gas is also connected to the property. Band "C" council tax rating with the local authority being Babergh and Mid Suffolk District Councils, Endeavour House, 8 Russell Road, Ipswich, IP1 2BX. The What3words location is ///ironic.doll.ivory. Broadband download and upload speed up to 1000mbps (Source Ofcom). Mobile coverage EE, good outdoor and in home, O2 good indoors and variable in home, Three and Vodafone good outdoors. (Source Ofcom).





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- Rarely available detached chalet bungalow in sought-after Hadleigh location
- 20ft living room plus separate dining area with conservatory
- Two ground floor double bedrooms plus further single
- Parking for 3-4 cars, garage and EV charging point
- Extended and improved by current owners over time
- Generous kitchen/breakfast room with range cooker
- South-facing rear garden with vegetable plot, lawn and workshop
- Four bedrooms including principal suite with dressing room & en-suite
- Walk-in pantry with internal access to garage
- Owned strip of lawned land opposite property





Ground Floor



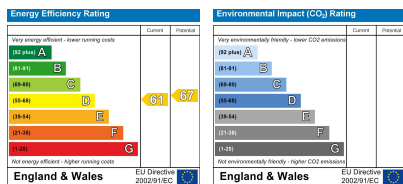
First Floor



Total area: approx. 149.8 sq. metres (1612.7 sq. feet)

The Floorplan is intended as a guide only and all measurements are approximate and not to scale.
Plan produced using PlanUp.

EPC



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