



High Street | Hadleigh | IP7 5AL

£725 pcm

Available in July is a two bedroom flat in the popular village Hadleigh just off the High Street. The property benefits from its own private access, generous living space and two bedrooms. Call now to secure a viewing.

- Available July
- Popular High Street Location
- Two Bedrooms
- Generous Living Accomodation

**KITCHEN** 10' 01" x 9' 03" (3.07m x 2.82m)  
Enter from door into kitchen. Range of matching wall and base units with worksurface over. Stainless steel sink, integrated electric oven with four-ring electric hob, extractor over. Space and plumbing for freestanding washing machine. Window to rear aspect. Door to internal hallway.

**INTERNAL HALLWAY** Access to living room, both bedrooms and bathroom. Two storage cupboards. Power points. Wall mounted storage heater.

**LIVING ROOM** 13' 11" x 17' 09" (4.24m x 5.41m) Dual windows to front aspect. Power and television points. Fireplace and surround.

**BEDROOM ONE** 12' 07" max > 10' 05" min x 10' 05" (3.84m x 3.18m) Window to front aspect. Built in storage cupboards. Power points.

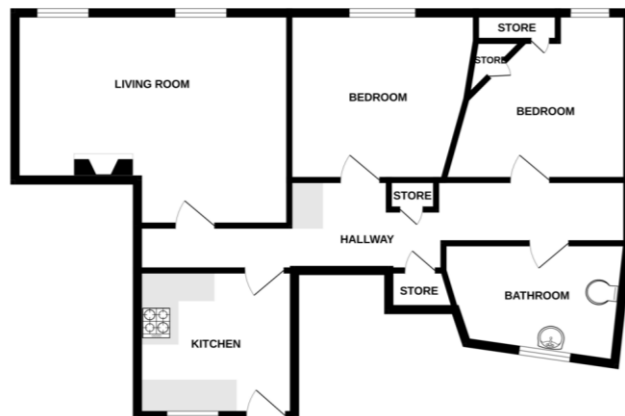
**BEDROOM TWO** 10' 04" max x 9' 00" max (3.15m x 2.74m) Window to front aspect. Power points.

**BATHROOM** Suite comprising low-level flush WC, pedestal wash hand basin and panelled bath with shower over. Window to side aspect.

**AGENTS NOTE** Unfortunately, the landlord is not currently accepting pets at this property.

Local Authority – Babergh District Council  
Council Tax Band – A  
Post Code – IP7 5AL

GROUND FLOOR  
765 sq.ft. (71.1 sq.m.) approx.



TOTAL FLOOR AREA: 765 sq.ft. (71.1 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of areas, buildings, roads and any other details are approximate and no responsibility is taken for any error or omission. The plan is for guidance purposes only and should not be used for any purpose other than that intended. The agent and the advertiser accept no liability for any error or omission. No liability is accepted for any error or omission. No liability is accepted for any error or omission. No liability is accepted for any error or omission.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71   C
55-68	D		
39-54	E	47   E	
21-38	F		
1-20	G		

## Contact Details

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