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STOWMARKET ROAD

BADLEY, IP6 8RS

F O R S A L E

- DETACHED FAMILY HOME
- JUST TWO YEARS OLD
- FOUR DOUBLE BEDROOMS
- FANTASTIC VIEWS
- OPEN PLAN KITCHEN/DINER
- HIGH LEVEL OF FINISH
- DOUBLE GARAGE
- PRINCIPAL SUITE



PRICE

£600,000







GD Estates are delighted to present this immaculate, modern four-bedroom detached home, ideally situated in the sought-after village of Badley.

Built just two years ago, the property remains within its NHBC warranty and is beautifully presented with a high level of finish throughout, offering stylish and spacious contemporary living.

The accommodation comprises four generous double bedrooms, including a superb principal suite featuring an en-suite bathroom and walk-in wardrobe. The ground floor offers a comfortable living room with a log burner, a spacious open-plan kitchen/dining area ideal for entertaining, a dedicated office, utility room, cloakroom and under-floor heating throughout.

Externally, the property benefits from a generous garden with stunning views across the River Gipping, creating a picturesque and tranquil setting. Additional features include a detached double garage and ample off-road parking. The boundaries extend down to the riverbank, offering excellent potential for further landscaping or enhancement of this unique and picturesque outdoor setting.



LOCATION:

Badley is a charming village ideally positioned between the popular market towns of Stowmarket and Needham Market, both offering a wide range of amenities including supermarkets, independent shops, cafés, schools, and leisure facilities.

Stowmarket railway station provides direct services to London Liverpool Street, Cambridge, and Norwich, making the area particularly attractive to commuters.

Badley also benefits from convenient access to the A14, ensuring excellent road links to Ipswich, Bury St Edmunds, and beyond.

Combining rural character with strong transport connections, Badley is an appealing choice for those seeking a balance between village living and everyday convenience.

ENTRANCE HALLWAY:

Entry to the property is via a composite door into a spacious entrance hallway, providing access to all ground floor accommodation, along with stairs rising to the first floor and useful understairs storage.

KITCHEN/DINER
17' 8" x 16' 8" (5.38m x 5.08m):

A beautifully finished, modern kitchen fitted with a range of wall and base units beneath square-edge, granite-effect worktops. Features include an inset double butler sink with mixer tap, integrated induction hob with extractor over, and a suite of appliances including an electric oven, grill, microwave, and dishwasher.

A central island provides additional storage and workspace, also finished with granite-effect worktops. The adjoining dining area offers ample space for a table and chairs, with bi-fold doors opening onto the patio. These allow for an abundance of natural light while enjoying attractive views over the countryside beyond.

UTILITY ROOM
13' 3" x 5' 10" (4.04m x 1.78m)

A well-designed utility room fitted with undercounter cabinets beneath square-edge, granite-effect worktops. Features include an inset stainless steel sink with drainer and mixer tap, along with space and plumbing for a washing machine and tumble dryer. A composite door provides access to the side of the property.







LIVING ROOM
17' 10" x 13' 5" (5.44m x 4.09m):

A light and airy, spacious, living room featuring a wood-burning stove with an attractive brick surround, bi-fold doors opening onto the patio area, and a uPVC window to the rear aspect, allowing for plenty of natural light.

CLOAKROOM:

Featuring a low-level WC and a wall-mounted wash hand basin with storage beneath.

RECEPTION ROOM
13' 3" x 11' 5" (4.04m x 3.48m):

A versatile additional reception room, currently used as a home office, offering flexibility for a variety of uses including a formal dining room or playroom. uPVC window to front aspect.

LANDING:

A spacious galleried landing with a uPVC window to the front aspect, allowing an abundance of natural light. Featuring large double wardrobes with sliding doors, providing excellent storage, a loft hatch to spacious loft space providing ample storage with potential to add additional accommodation (STP), and access to all first floor accommodation.

BEDROOM 1
16' 8" x 11' 4" (5.08m x 3.45m):

A spacious principal bedroom featuring a uPVC window to the rear aspect, offering delightful views over the countryside. The room benefits from a radiator, access to a walk-in wardrobe, and a modern en-suite.

ENSUITE
9' 5" x 6' 8" (2.87m x 2.03m):

A beautifully designed bathroom featuring fully tiled walls and a contemporary three-piece suite comprising a walk-in shower, low-level WC, and a wall-mounted wash hand basin with storage beneath. An obscure uPVC window to the front aspect provides natural light, complemented by a heated towel rail.

BEDROOM 2
17' 1" x 8' 8" (5.21m x 2.64m):

Second double bedroom with uPVC window to rear aspect and one radiator.

BEDROOM 3
13' 2" x 8' 10" (4.01m x 2.69m):

A well-proportioned double bedroom featuring a uPVC window to the front aspect and a radiator.







BEDROOM 4
13' 0" x 8' 6" (3.96m x 2.59m):

Double bedroom with uPVC window to side aspect and one radiator.

FAMILY BATHROOM
10' 6" x 5' 4" (3.2m x 1.63m):

A modern, well-designed family bathroom featuring a three-piece white suite comprising a panelled bath with mains shower and glass screen over, a wall-mounted wash hand basin with storage beneath, and a low-level WC. Finished with fully tiled walls, a heated towel rail, and a Velux window allowing for plenty of natural light.

EXTERNALLY:

The property occupies an exceptional plot backing onto the River Gipping, enjoying beautiful, far-reaching views across the surrounding countryside. Access is via a driveway leading to a gated parking area and a detached double garage.

The rear garden is predominantly laid to lawn and features a generous patio area, directly accessible via bi-fold doors from both the living room and dining area, creating an ideal space for outdoor entertaining.

As illustrated in the plot overview, the boundary extends beyond the main garden down to the riverbank, offering excellent scope for further landscaping or enhancement of this unique and picturesque outdoor setting.

























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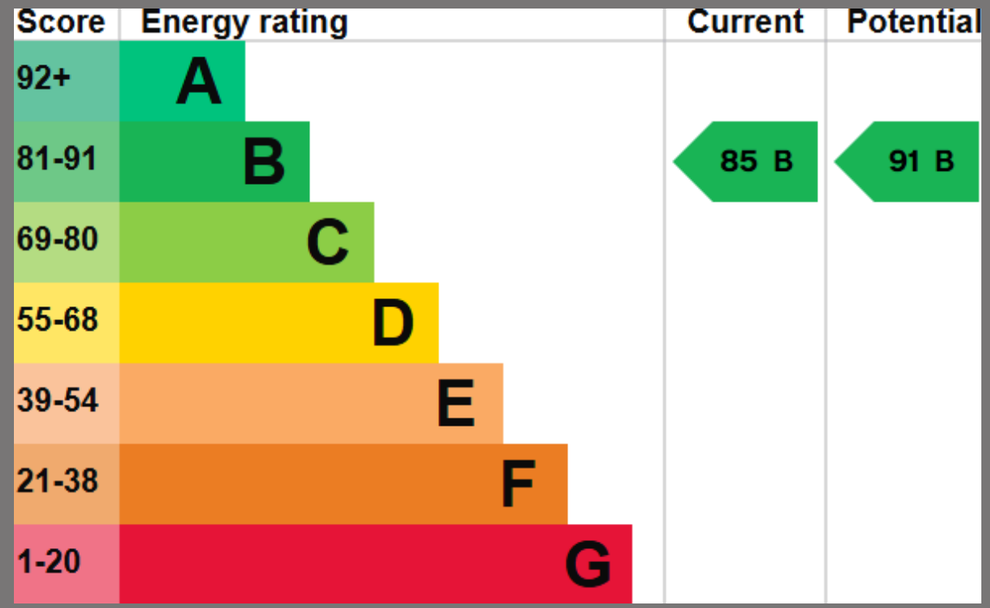
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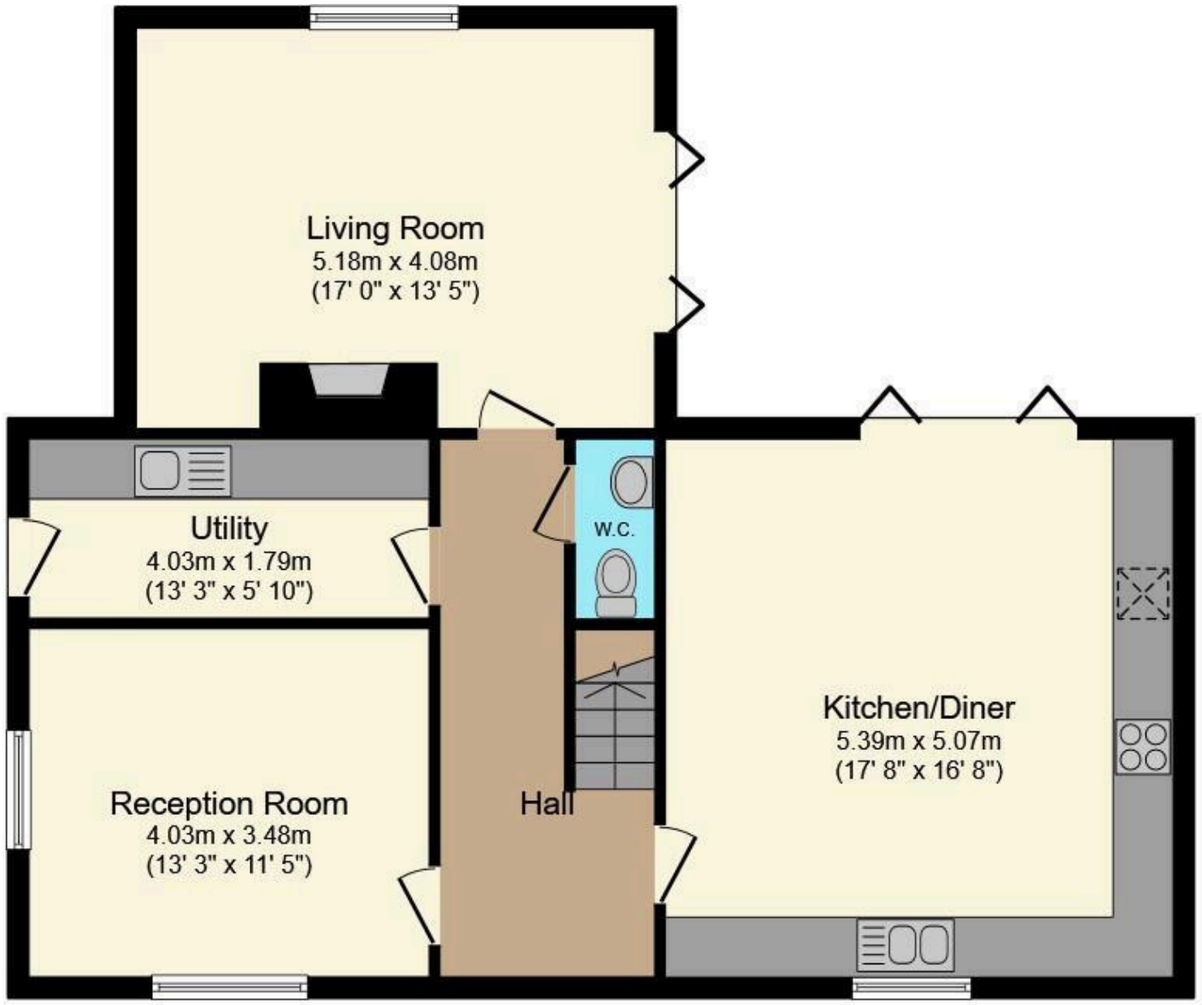




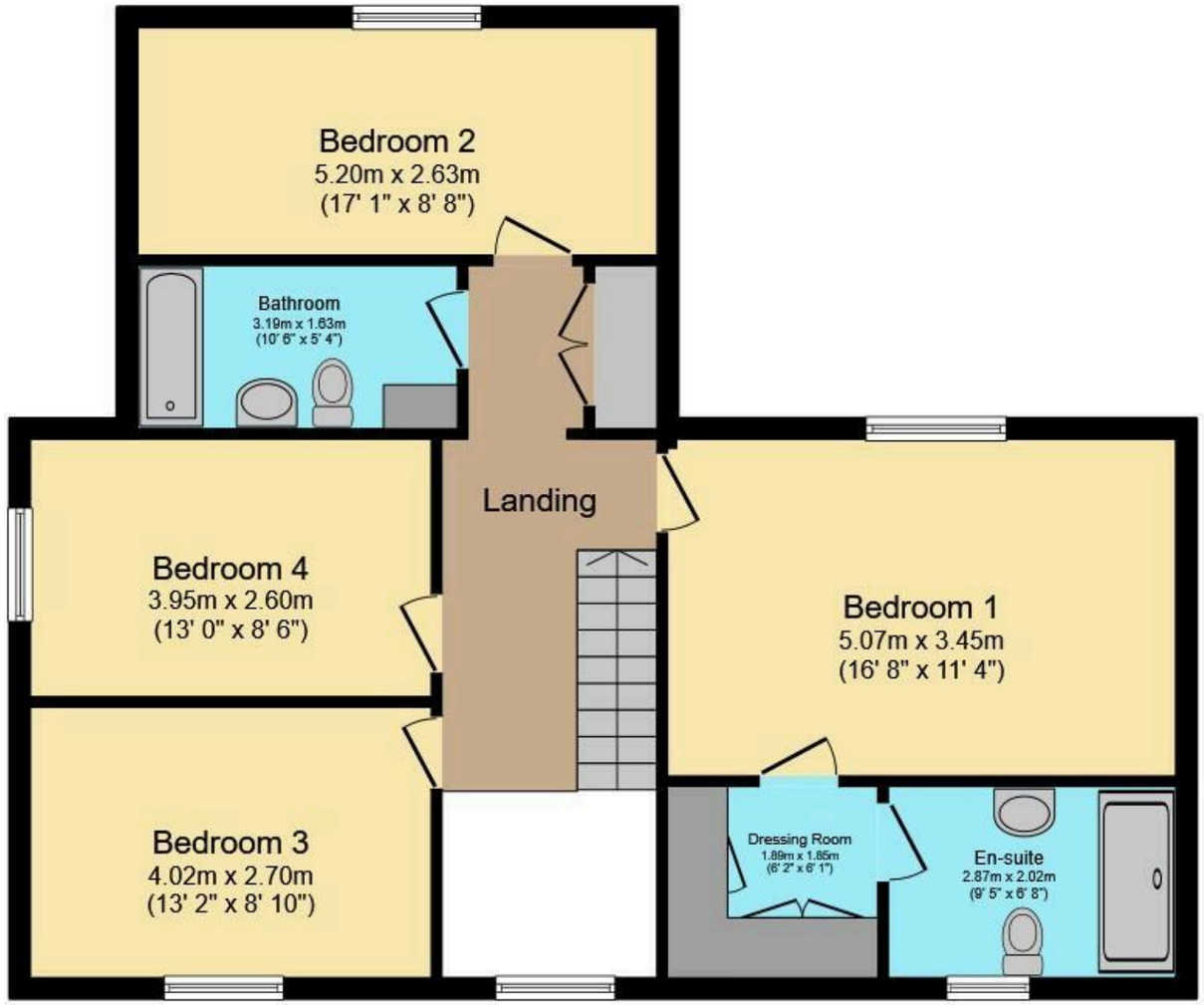


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Ground Floor



First Floor

Total floor area 165.1 sq.m. (1,777 sq.ft.) approx

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