



Rock Estates



Dunningham Drive
Raydon, Ipswich, IP7 5FN

Offers in excess of £550,000



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Immaculate Modern Bungalow in the Sought-After Village of Raydon.

Nestled in the tranquil village of Raydon, this beautifully presented three-bedroom detached bungalow offers stylish, contemporary living in a peaceful setting. Built in 2020, the property is finished to a high standard throughout and is ideal for those seeking a move-in-ready home.

The spacious dual-aspect living room provides the perfect space for relaxing or entertaining, filled with natural light. To the rear, the sleek and modern kitchen/diner is fitted with Quartz worktops and integrated Neff appliances, creating a perfect hub for family meals and social entertaining & gatherings. Practicality has been well thought through, with a large coat cupboard, a utility cupboard, and an airing cupboard providing ample storage solutions.

The bungalow boasts three generously sized bedrooms, two of which feature built-in wardrobes. The principal bedroom enjoys the added luxury of a private ensuite shower room. A stylish family bathroom and separate cloakroom serve the remaining rooms.

Step outside to a beautifully landscaped south-facing garden, a private retreat bordered by mature plants and shrubs. Multiple seating areas have been thoughtfully placed to make the most of the sunshine throughout the day. To the side, there's off-road parking for 3–4 vehicles, a single garage, and an EV charging point.

Further benefits include underfloor heating throughout, powered by an energy-efficient air source heat pump, and double-glazed windows, some with fitted blinds.

Raydon is a popular village to the west of the A12, offering convenient access to both Ipswich and Colchester. The charming market town of Hadleigh is just 3 miles away, while Manningtree railway station—with mainline services to London—is approximately 6 miles from the property.

Early viewing is highly recommended to fully appreciate the size, setting, and quality of finish this exceptional home offers.





Raydon

The village of Raydon is bursting with community spirit with its popular Sports & Social club hosting many social events throughout the year including quiz nights and many more. Raydon is home to Brett Vale Golf Course which is situated in the heart Constable Country.

The idyllic village of Raydon offers many beautiful walks around the village perfect for keen walkers. Exploring the Suffolk countryside couldn't be easier with its easy access to the popular Hadleigh Railway Walk – offering a perfect mid-walk pit stop at one of the local cafés in Hadleigh. Those looking to stay within the comforts of Raydon can explore the Great Raydon Woods or wander the memorial museum at Raydon airfield and its Runway Cafe.

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The charming market town of Hadleigh is just 3 miles away, whilst Manningtree railway station—with mainline services to London—is approximately 6 miles from the property, perfect for anyone needing fast links for commuting. Popular neighbouring villages of East Bergholt & Capel St Mary also offer a range of useful facilities.

Front

Landscaped front garden with a variety of mature shrubs and hedging. The front is partly laid to lawn with a brick paved path leading to the front door.

Entrance Hallway

Tiled floor. Under floor heating. Fuse board. Loft hatch. Storage cupboard with coat hanging rail and shelving. Utility cupboard with storage shelving and space for a condensing tumble dryer. Airing cupboard housing water tank, with space for further storage.

Living Room

15'9" x 15'8" (4.82 x 4.79)

Double glazed windows to front. Double glazed window pane to side. Under floor heating. Central ceiling rose and spot lights. TV point.

Kitchen/ Diner

19'8" x 11'8" (6.01 x 3.57)

Double glazed window to rear. Double glazed patio doors with side panels opening to the rear garden. Range of two tone wall and floor cupboards and drawers. Under cupboard lighting. Quartz work top and upstand and further splash back. Inset stainless steel sink with 1 1/4 drainer and mixer tap over. Integrated Neff induction hob and extractor fan. Integrated eye level Neff oven and microwave oven. Integrated Neff fridge/freezer, dishwasher and washing machine. Pull out bin cupboard. Spotlights. Tiled floor. Under floor heating.

Cloakroom

Double glazed window to side. Tiled walls and floor. Low level W.C. Vanity unit with cupboard and inset basin. Heated wall mirror with light. Extractor fan. Spotlights.

Bedroom One

11'4" x 11'3" (3.47 x 3.44)

Double glazed window to front. Built in triple wardrobe with sliding doors. Spotlights and ceiling rose. TV point. Door to:

Ensuite

7'9" x 3'10" (2.38 x 1.17)

Double glazed window to front. Shower cubicle. Low level W.C. Vanity unit with cupboard storage and inset basin. Tiled walls and floor. Heated towel rail. Heated wall mounted mirror with light. Wall mounted electric tooth brush charger point. Spotlights. Extractor fan.

Bedroom Two

15'8" x 8'9" (4.79 x 2.68)

Double glazed window to rear. Under floor heating. TV point.

Bedroom Three

9'4" x 8'9" (2.86 x 2.68)

Double glazed window to rear. Under floor heating. Built in wardrobe with mirror sliding doors. TV Ariel.

Bathroom

7'8" x 7'4" (2.36 x 2.26)

Double glazed window to side. Low level W.C. Bath with shower over. Tiled floor and walls. Vanity unit with inset basin and drawer storage below. Heated towel rail. Wall mounted heated mirror with light. Wall mounted electric toothbrush charger. Extractor fan. Spotlights.

Rear Garden

The rear garden has been thoughtfully landscaped by the current vendors and offers a number of seating areas on both the patio and gravel areas. The rear garden is enclosed by wooden fencing and has a gate to the side offering access to the front of the property. There is a variety of mature plants and shrubs that border the garden.



Floor Plan



Viewing

Please contact our Rock Estates Office on 01449 723441 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

