



OAK COTTAGE
Monks Eleigh, Suffolk

Carter Jonas

OAK COTTAGE, THE STREET, MONKS ELEIGH, SUFFOLK, IP7 7AU

- Lavenham 3 miles
- Sudbury 8 miles
Bury St Edmunds 14 miles

Entrance hall/study · Utility · Dining room Cloakroom
Sitting room · Large cupboard/ Office · Kitchen · Rear lobby · 2 separate staircases to first floor · Large principal bedroom with eaves storage and ensuite shower room
Double bedroom · Family bathroom · Private enclosed · garden · off-street parking

DESCRIPTION

Oak Cottage is an outstanding Grade II listed thatched cottage which originally dates to around the 17th Century with later additions to the rear. A range of period features can be discovered throughout, such as exposed timbers, inglenook fireplace and sash windows. In brief the property comprises: entrance hall/potential study, dining room, stunning sitting room with pamment stone flooring and Large cupboard/ small office attached, fully fitted kitchen with wood worktops and a pretty outlook over the garden, cloakroom, and utility. Upstairs via two separate staircases are two double bedrooms one with ensuite shower and another family shower room adjacent to bedroom

OUTSIDE

Outside to the rear is a wonderful private, fully enclosed garden which offers potential for an additional office space with the rare feature of a water well. To the front is off street parking for 3 cars with well stocked flowering and shrub borders

A BEAUTIFUL GRADE II LISTED 2 BEDROOM COTTAGE WITH STUNNING FEATURES, FLEXIBLE ACCOMMODATION WITHIN THE POPULAR VILLAGE OF MONKS ELEIGH



LOCATION

Monks Eleigh is a popular and pretty village surrounded by undulating countryside and situated about 3 miles to the east of Lavenham. Village amenities include a village shop, church, and highly regarded pub/restaurant. Nearby Hadleigh, Long Melford, Lavenham and Sudbury all provide for more extensive needs including a branch line station from the latter. Colchester is about 15 miles to the south with an excellent range of shopping, schooling, and commercial facilities as well as a main-line station to London's Liverpool Street with fast trains to the city taking about 48 minutes

ADDITIONAL INFORMATION

Tenure: Freehold

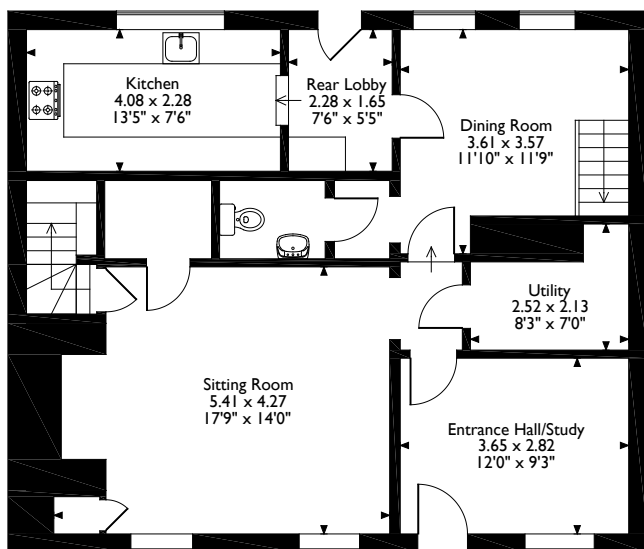
Services: Mains water, electricity & drainage.
LPG fired central heating

Local Authority: Babergh District Suffolk

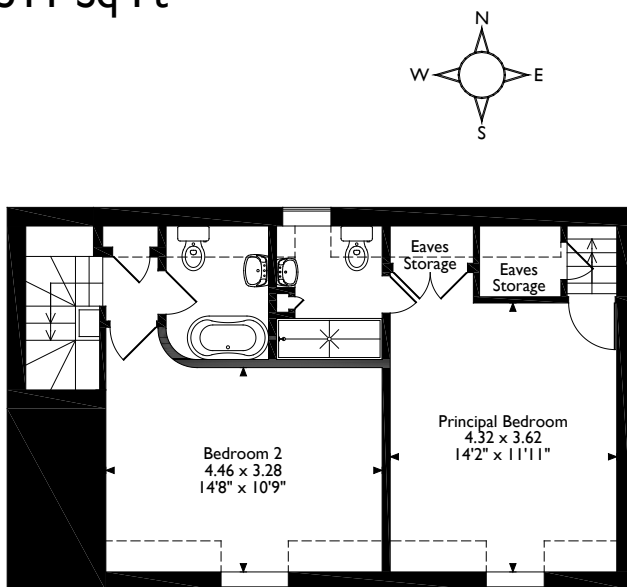
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Oak Cottage, The Street, Monks Eleigh, Suffolk
Approximate Gross Internal Area
122 Sq M/1311 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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