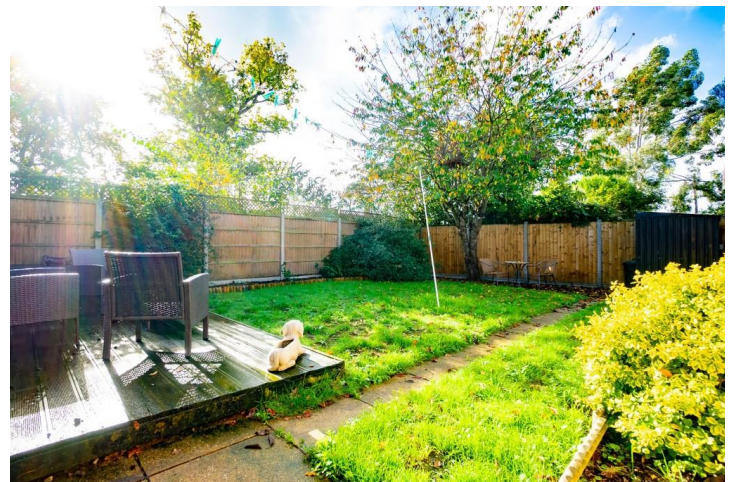




Beech Way, Dickleburgh, Diss, IP21 4NZ
Guide Price £210,000 - £230,000



Presented in an immaculate decorative order, this spacious two bedroom bungalow enjoys an excellent position set back from the road in a secluded and tranquil situation. Further benefitting from westerly facing rear gardens, garage and being sold with no onward chain.

Beech Way, Dickleburgh, Diss

Key Features

- No onward chain
- Westerly facing rear gardens
- Single garage
- Immaculately presented
- Secluded position
- Walking distance to amenities
- Council Tax Band A
- Freehold
- Energy Efficiency Rating E.

Situation

Located to the east of the village the property is found in a most pleasant position set well back off the road in a "mews like" situation and having a good deal of privacy towards the end of the close and further being within a stone's throw of the rural countryside. The traditional village of Dickleburgh lies only 5 miles or so to the north of Diss and within the south Norfolk countryside. Over the years the village has proved to have been a popular and sought after location within the beautiful rural countryside close to the Waveney Valley. The village still retains a good range of local amenities and facilities by way of having a village shop/post office, public house, fine church, garage, well regarded schooling and even a fish and chip shop. A further more extensive and diverse range of day to day amenities and facilities can be found within the historic market town of Diss where there is the further benefit of a mainline railway station with regular/direct services to London, Liverpool Street and Norwich.

Description

The property comprises a two bedroom semi-detached bungalow being of traditional brick and block cavity wall construction under a pitched interlocking tiled roof with replacement sealed unit upvc double glazed windows and doors whilst being heated by new energy efficient electric radiators with thermostatic controls. Internally the property offers spacious accommodation with well-proportioned rooms all flooded by plenty of natural light and presented in a most excellent decorative order. In more recent years the property has benefitted from the installation of a modern kitchen and bathroom and flooring throughout.

Externally

The property holds a particularly favourable position back from the road in a secluded situation and accessed via a pedestrian pathway with a leafy green outlook. To the front the gardens are of a generous size being predominantly laid to lawn with side access leading to the bungalow and rear gardens beyond. The main gardens lie to the rear and are enclosed by concrete posts and panel fencing enjoying a westerly aspect with a raised decking area abutting the rear of the property creating an excellent space for alfresco dining.



Beech Way, Dickleburgh, Diss

The rooms are as follows

ENTRANCE HALL: A pleasing first impression with access via an upvc double glazed door to side. Internal access to all of the rooms with two built-in storage cupboards to side, one housing the hot water cylinder.

KITCHEN: 7' 0" x 9' 9" (2.14m x 2.99m)

With window to the front aspect enjoying a leafy green outlook. A modern kitchen offers a good range of wall and floor unit cupboard space with wood effect roll top work surfaces, space for white goods, inset four ring electric hob with extractor above and oven below. Inset stainless steel sink with drainer and mixer tap.

RECEPTION ROOM: 16' 11" x 11' 10" (5.18m x 3.61m)

Found to the rear of the property and with views and access onto the rear gardens via French upvc double glazed doors.

BATHROOM: 7' 0" x 4' 11" (2.14m x 1.51m)

With frosted window to side and comprising of three piece suite in white with corner tiled shower cubicle, low level wc and wash hand basin. Tiled walling.

BEDROOM ONE: 9' 10" x 11' 11" (3.02m x 3.64m)

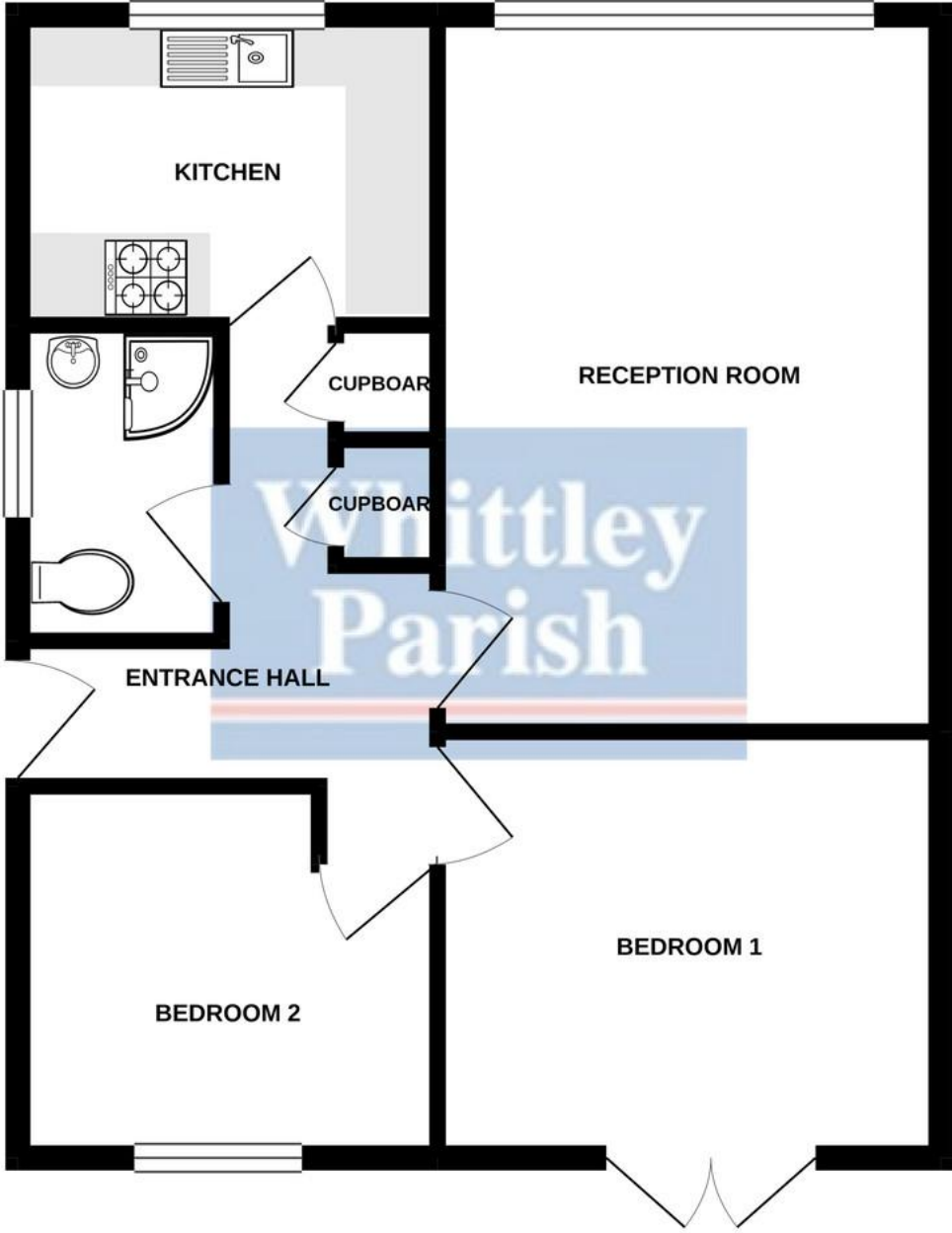
Window to the front aspect. Being a large, light, bright and airy room and having formerly been a main reception room with picture window to the front aspect, leafy green outlook and fitted storage units to side.

BEDROOM TWO: 9' 6" maximum measurements x 9' 11" (2.91m maximum measurements x 3.03m) With window to the rear aspect and views onto the rear gardens. Currently used as a home office and able to cater for a double bed if required.

OUR REF: 8171



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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