

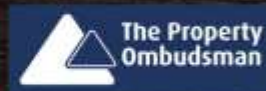
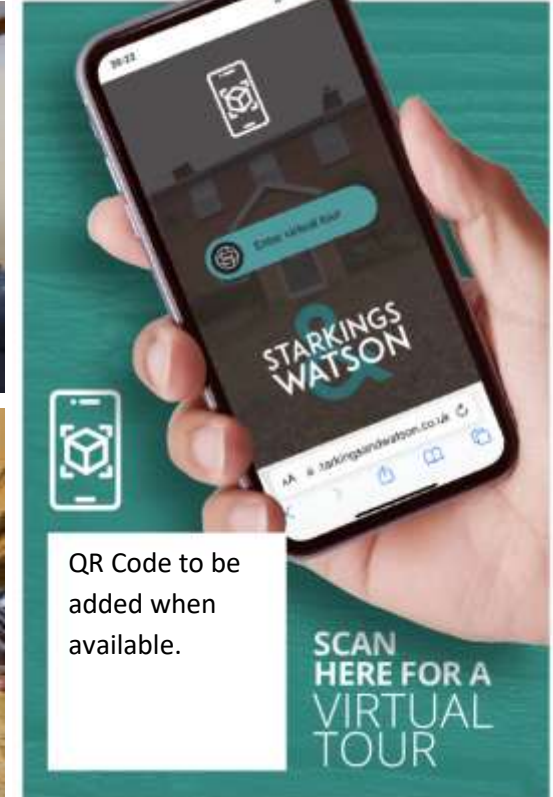
ROYDON ROAD

IP22 4LN

Freehold | Energy Efficiency Rating : D

To arrange an accompanied viewing please pop in or call us on 01379 450950

FOR SALE
PROPERTY



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- No Chain!
- Semi-Detached Home
- Town Centre Location
- Easy Walking Distance Of Amenities
- Allocated Parking Space
- Sitting/Dining Room & Kitchen
- Two Double Bedrooms
- Gas Fired Central Heating

IN SUMMARY

NO CHAIN! Located in the HEART OF DISS TOWN CENTRE within a few minutes' walk of the amenities and the MERE is this ATTRACTIVE SEMI-DETACHED home presented in good order. The property extends to approximately 700 Sq. ft (stms) and also offers the ALL IMPORTANT OFF ROAD PARKING SPACE within the communal parking area to the side of the property. Internally you will find a main OPEN PLAN sitting/dining area and separate KITCHEN, as well as TWO DOUBLE BEDROOMS and a bathroom. The property is finished with double glazing and GAS FIRED CENTRAL HEATING, making an IDEAL FIRST TIME PURCHASE or BUY TO LET INVESTMENT.

SETTING THE SCENE

Approached via the shared driveway and parking area with a pathway to the front leading to the main entrance door. Within the parking area you will find one allocated parking space.

THE GRAND TOUR

Leading into the house via the main entrance door to the front, you enter the main reception space with access to the first floor landing, under-stairs storage and wood effect flooring. The kitchen is located off the reception with ample cupboard storage, rolled edge work surfaces, space for various white goods, integrated electric oven and hob, and the wall mounted gas fired central heating boiler. Leading up to the first floor landing there is a loft hatch access, with doors to the main bathroom with bath and shower over. Two double bedrooms overlook the front. The property is finished with double glazing and gas fired central heating.

THE GREAT OUTDOORS

The outside space consists of the shared shingled parking area to the front of the side of the building as well as a small shingled and walled area to the front of the main entrance door.

OUT & ABOUT

The property is located just outside the centre of Diss within easy walking distance of the local shops, amenities and mainline railway station, which has regular services connecting to London, Liverpool Street and Norwich. The historic market town of Diss is situated on the South Norfolk border and has proved to be a popular location over the years. The town offers an extensive range of amenities and facilities and is only 23 miles to the south of Norwich and 25 miles to the north of Ipswich.



To arrange an accompanied viewing please call our
Diss Office on **01379 450950**



FIND US

Postcode : IP22 4LN

What3Words : ///snapping.baroness.ignites

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Price:



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GIRAFFE360

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

☐ Reduced headroom (below 1.5m/4.9ft)

(1) Excluding balconies and terraces

Approximate total area⁽¹⁾
 639.35 ft²
 59.40 m²

Reduced headroom
 21.42 ft²
 1.99 m²

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 HYBRID ESTATE AGENTS

