

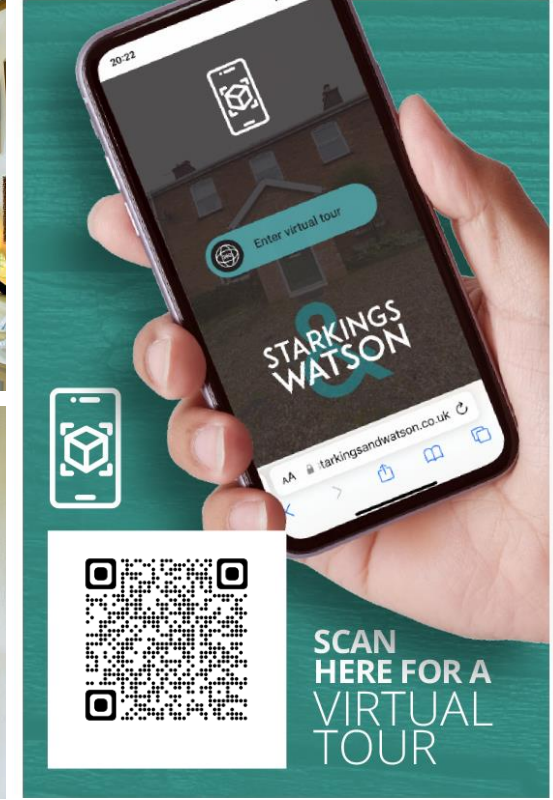
CHEQUERS LANE

Bressingham, Diss IP22 2AF

Freehold | Energy Efficiency Rating : N/A

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PROPERTY



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- Vendor Found!
- Grade II Listed Cottage
- Quiet & Secluded Location
- Kitchen & Utility
- Sitting Room With Woodburner
- Two Bedrooms
- Very Generous Gardens In Two Parts
- Off Road Parking

IN SUMMARY

This GRADE II LISTED Mid-19th century cottage is located conveniently close to the popular market town of Diss yet in a PEACEFUL position at the end of a private no through road providing privacy and seclusion. The cottage is full of CHARACTER with exposed beams and an INGLENOOK FIREPLACE with WOODBURNER and features TWO BEDROOMS, one of which leads through to the other. There is a wonderful sitting room, a kitchen with separate utility room/boot room and a family bathroom completing the internal accommodation. Outside there is a well-kept and private front garden ideal for outside entertaining as well as a LARGE SEPARATE section of garden with plenty of OFF ROAD PARKING. The cottage offers lots of character and charm and would suit a number of potential purchasers.

SETTING THE SCENE

The cottage is approached via the shared track with the neighbouring dwellings. To the front is the private front garden leading to the main entrance door with

the parking and further gardens found a little further along the track separate from the cottage.

THE GRAND TOUR

Entering the cottage via the main entrance to the front you will find a utility/boot room with cupboard storage and space for various goods with plumbing as well as the oil fired boiler. This leads to the hallway with the family bathroom found next. The bathroom is tiled and has a bath with shower over. The kitchen is next offering a range of storage with solid worktops over with integrated eye level electric oven, induction hob and space for dishwasher. There is also stairs leading to the first floor landing. Beyond the kitchen is the sitting room with woodburner inset within a lovely inglenook fireplace. The sitting room offers a door out onto the front garden as well. Heading upstairs there are two bedrooms that lead one to the other. The main bedroom offers storage space/wardrobe space either side of the chimney breast.

THE GREAT OUTDOORS

The front garden is secluded with extensive planting shingled areas and shrub bed borders. The front garden is west facing so has the sun from late morning through to evening and offers the ideal space for outside dining. In addition to the private frontage, just across the driveway separate from the cottage there is a large parking area and lawns for numerous vehicles together with a summerhouse, large greenhouse, shed, log store and a generous sized workshop. Both the summerhouse and workshop have power supply. The rear gardens are



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surrounded by hedges and mature shrubs and trees. There is also wildlife pond, wild flower areas as well as mature fruit trees.

OUT & ABOUT

The village of Bressingham is a typical rural village, with various country roads offering local amenities including a church, village shop and school, all within a short drive or brisk walk. The village is also the home to the Bressingham Steam Museum and Gardens which is a short walk away. For wider facilities the market town of Diss is about two miles to the east providing a good array of local and national shops, schooling to sixth form level, health centre and excellent transport links with a mainline rail station on the Norwich to London Liverpool Street line.

FIND US

Postcode : IP22 2AF

What3Words : ///appraised.contain.overlooks

VIRTUAL TOUR

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

AGENTS NOTE

Buyers are advised the cottage is Grade II Listed and has private drainage, a shared septic tank with the adjoining four houses. The track approaching is also shared and private.

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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GIRAFFE 360

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/4.92ft)

(1) Excluding balconies and terraces

Approximate total area¹

592.3 ft²
55.03 m²

Reduced headroom

20.24 ft²
1.88 m²

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