



6 CHURCH FARM BARNES

CHURCH HILL, BANHAM, NR16 2SX



A charming and characterful single storey 3 bedroom barn conversion with established gardens and parking for three cars in a delightful position off the village green

The property is a charming link-detached single storey barn conversion. It is located along a shared private drive off the picturesque village green in the heart of the historic end of Banham with its impressive church.

There is parking to the front for 3 cars and the property sits in the middle of the plot with garden to both sides. The front door opens to the entrance hall with a door into the double aspect sitting room which in turn has access to the decked terrace. The accommodation is configured with the living space at one end and bedroom accommodation at the other. There is a kitchen to the gable end of the property. A corridor from the sitting room leads down to the bedrooms. The principal bedroom has an ensuite shower room and there are two further bedrooms, one of which is currently used as a study. Bedroom two has French doors to its own terrace. There is a further shower room.

The gardens are a delightful feature of the property. The side with the deck is more open and laid to lawn

with a shed at the bottom. The other side is well-stocked with a wide array of shrubs and trees creating a haven for wildlife.

LOCATION

The property is located near the market town of Attleborough which offers a range of shops, supermarkets and services including Attleborough Academy and train station. Diss, (8 miles) offers excellent amenities including schools, health facilities, sports facilities, regular bus service and main line railway station to London.

SERVICES

Oil fired central heating. Mains electrics, water and drainage are connected to the property. (Durrants have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order).

LOCAL AUTHORITY

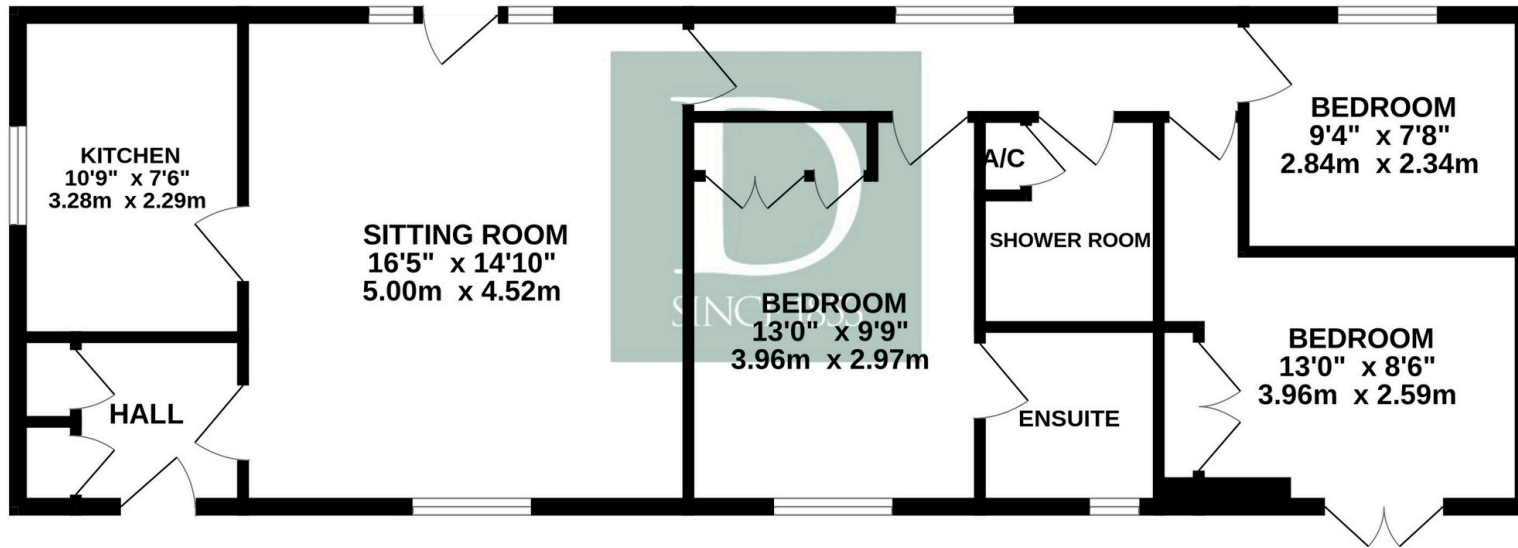
Breckland District Council and Tax Band D



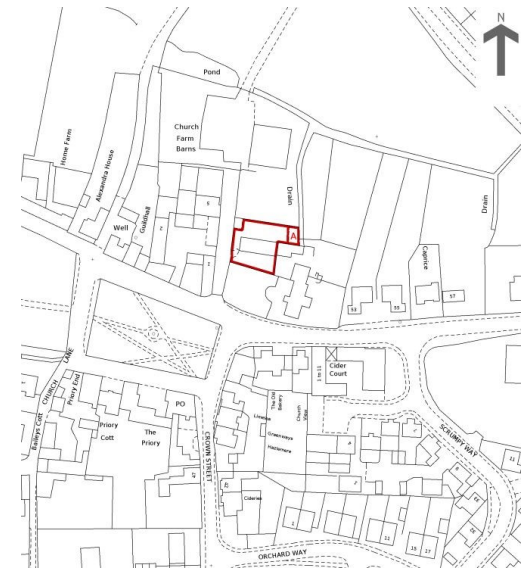


FLOOR PLAN

GROUND FLOOR
820 sq.ft. (76.1 sq.m.) approx.



LOCATION MAP



TOTAL FLOOR AREA : 820 sq.ft. (76.1 sq.m.) approx.

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.
Made with Metropix ©2024

Residential Agricultural Commercial On Site Auctions Property Management Building Consultancy Auction Rooms Holiday Cottages

IMPORTANT NOTICE

Durrants and their clients give notice that:

- 1.They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2.Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents. Durrants have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

CONTACT US

Durrants, 2b Market Hill, Diss, Norfolk, IP22 4JZ

Tel : 01379 642233
Email : diss@durrants.com

