

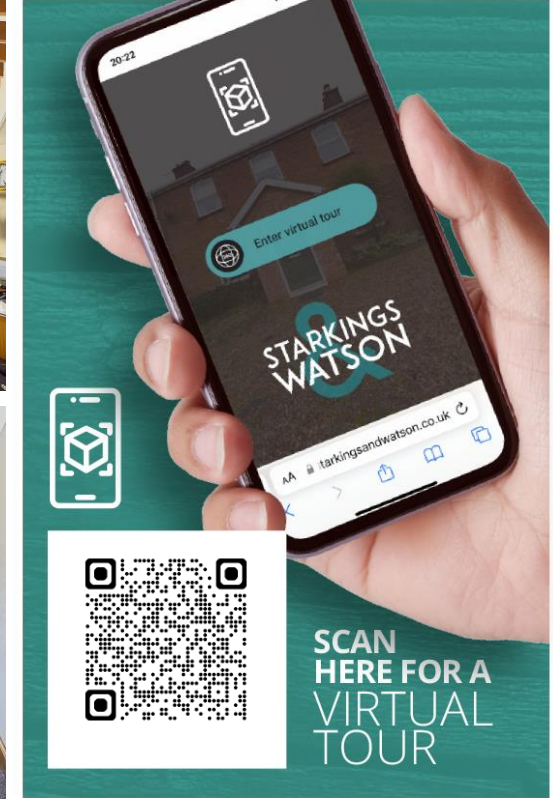
FEN STREET

Redgrave, Diss IP22 1SE

Freehold | Energy Efficiency Rating : TBC

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PROPERTY



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- Detached Bungalow With Annexe
- Generous Footprint of 2700 SQFT (stms)
- Newly Fitted Kitchen
- Four/Five Bedrooms in Total & Three Bathrooms
- Double Garage & Range of Outbuildings
- Huge Driveway with Ample Parking
- Paddocks & Equestrian Land of Approx 5 Acres (stms)
- Special Rural Location Backing onto The Fen

IN SUMMARY

Situated in the RURAL position of Fen Street in the MUCH REQUESTED VILLAGE of REDGRAVE on the Norfolk/Suffolk border surrounded by stunning countryside is this IMPRESSIVE DETACHED BUNGALOW with ADJOINING ANNEXE. Not only does the property offer extensive accommodation of approx. 2750 SQFT (stms) there are also PADDOCKS of almost 4.5 ACRES (stms) ideal for EQUESTRIAN USE and a total plot of just over 5 ACRES (stms) with the addition of private rear gardens. Internally you will find THREE ample bedrooms, two bathrooms, main reception room and large newly fitted kitchen/dining/family room within the main property. The adjoining annexe offers a wonderful main reception open plan to the kitchen with various store rooms, shower, w/c and double bedroom. In addition there is an integral DOUBLE GARAGE, external utility and store and home office as well as a vast amount of OFF ROAD DRIVEWAY PARKING to the front.

SETTING THE SCENE

The property is approached via secure double 5 bar gates onto an expansive hard standing driveway providing parking for a number of vehicles. The driveway leads to the double garage at the far end of the plot with further double iron gates to the side. From the driveway to the front there is access to the main entrance of the bungalow which is partially covered as well as access to the annexe next to the garage. The house and annexe

are completely separate but can also easily be incorporated into one dwelling.

THE GRAND TOUR

Accessed via the main entrance door from the front driveway you will find a central hallway with tiled flooring as well as a door to shower room/W/C straight ahead. To the left of the hallway you will find the impressive newly fitted kitchen/dining/family room again with tiled flooring and a brick built fireplace housing a large woodburner. There is a bay window to the front as well as windows to the side and rear flooding the room with natural light. The newly fitted, modern, sleek kitchen offers a range of units as well as rolled edge work tops over and double integrated oven/grill, induction hob and dishwasher. You will also find a modern stable door leading to the rear garden. To the right of the entrance hallway you will find the main sitting room, a large bright room with bay window to the front as well as double doors leading onto the rear garden, whilst beyond the sitting room is an inner hallway which leads to the bedrooms. The main bedroom can be found to the front of the bungalow again with a bay window as well as walk in wardrobe, fitted bedroom furniture as well as an en-suite bathroom with roll top bath and separate shower. The bathroom can also be accessed via the hallway as well as the main bedroom. To the rear of the bungalow you will find two further ample bedrooms both flooded with natural light. The annex which adjoins the main bungalow has a separate access also from the front driveway leading into a main entrance hallway with a door straight ahead that leads to the rear garden. To the left of the hallway you will find the main double bedroom, whilst also leading from the hallway there is an inner lobby which has access to the integral double garage and the door leading through to the principal open plan reception/kitchen. The main reception is a large bright airy space with a vaulted ceiling offering very generous accommodation with plenty of space for seating, dining and the kitchen area to the far end. The kitchen is well fitted with a solid wood kitchen and solid wood worktops over as well as space for various white goods. You will also find double doors leading onto the rear patio from the main reception area, whilst two doors lead to a useful utility space with boiler room, shower



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room and separate w/c. There is also a further room off the reception currently used for storage but which could easily be used as a study/home office. The internal accommodation extends to over 2700 SQFT (stms).

THE GREAT OUTDOORS

The property has gardens to the rear of just over 0.5 acres (stms) as well as paddocks to the front approaching 4.5 acres (stms). To the rear of the house and annexe, there are private and mature gardens mainly laid to lawn. The gardens are enclosed with fencing surrounding the plot and will find a large paved patio leading from the rear of the house as well as a covered area and plenty of space for outside entertaining, and enjoying the gardens on offer. There is a secure gate from the side to the rear garden as well as a useful brick built store, utility room and a detached brick built home office at the top of the garden with covered seating area. There is a separate storage shed as well as a gated dog run. To the front and on the other side of the road is the extensive paddock, ideal for equestrian use and measuring almost 4.5 Acres (stms). The paddocks have their own access from the road and are clearly defined into two separate spaces with the addition of post fencing surrounding with woodland beyond.

OUT & ABOUT

The charming and picturesque village of Redgrave sits within a 25 minute drive from Bury St Edmunds and is only 6 miles from the popular market town of Diss. With open countryside walks this village offers a beautiful lifestyle for a variety of buyers and offers a village public house, shop, church and playing fields. The neighbouring village of Botesdale offers Primary schooling and other everyday amenities including: health centre, supermarket, newsagent and public houses.

FIND US

Postcode : IP22 1SE

What3Words : ///packet.cello.feared

VIRTUAL TOUR

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

AGENTS NOTES

Buyers are advised there is a combination of both Calor gas and oil for the central heating of both dwellings. The drainage is private via a septic tank. The property and paddocks are on separate titles to be transferred as one title upon purchase.

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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Ground Floor Building 1



Approximate total area
2751.58 ft²
255.63 m²

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on RICS IPMS 3C standard.

(1) Excluding balconies and terraces