



Annle
Bressingham | Diss | Norfolk | IP22 2AT

FIELD VIEWS



What a superb location – in the active, community led village of Bressingham yet close to Diss for wider amenities and connectivity this bungalow is set in a great space. With field views from a southwest facing garden, great living space and two huge bedrooms, country living is here for the taking.



KEY FEATURES

- Wonderful, detached bungalow
- Two large double bedrooms
- Large drive with a garage with parking for multiple vehicles
- Beautiful uninterrupted country views
- Light and spacious living room
- 0.2-acre plot (stms)
- A peaceful village with a strong community
- Walking distance to the excellent local shop and school
- A short drive from the train links and amenities of Diss.

Whether you're sitting in your garden listening to the birds, watching the change of seasons across the fields or just enjoying a peaceful good night's rest, you'll be glad you made this property your home. The house is ready for you to make your mark and the location excellent, whether taking relaxing retirement or looking for a family home offers so much potential.

Step Inside

Once inside the spacious entrance hall you immediately notice the great flow and planning of this immaculate bungalow. With living room/dining room to the right, kitchen and conservatory straight ahead and the two shower rooms and double bedrooms to the left, it allows social areas to be separate from sleeping areas. The large lounge/diner is a bright room whatever the weather with enormous windows. The kitchen with built in appliances leads straight to the conservatory, a sunny spot for morning tea and currently houses a utility area too. With two bedrooms and two shower rooms the home offers privacy and accessibility.

Warm and Welcoming

This bungalow is typical of its age in having huge windows allowing so much light to make this a bright airy home. The southwest facing, triple aspect lounge/dining room is a wonderfully welcoming sunny room and has so many possibilities for layout, offering plenty of space for sofas and large dining furniture. This room makes this a great cosy space in winter too with a large gas fireplace offering a focal point – this could be easily replaced with log burner if preferred. The kitchen with double integrated ovens as well as a built-in microwave and fridge/freezer offers all you need plus space for dishwasher too. With the conservatory leading straight off the kitchen these rooms could be combined or the home extended as desired. The conservatory is a fab spot for a morning cuppa and currently also has a utility area within, making this a practical space for boots and muddy paws, when coming in from gardening or country walks.





KEY FEATURES

Space, Peace and Quiet

Annie boasts two large bedrooms, so much bigger than new homes built today. Both bedrooms have access to separate modern shower rooms, one with ensuite, offering privacy for all who come to stay. One bedroom looks out to the pretty duck pond next door and makes a wonderful relaxing vista. The larger room over six metre in length, could easily be split into two being dual aspect and would still afford light to both rooms. The bedrooms are set aside from the social rooms of the home making these quiet and tranquil spaces for a good night's sleep.

Step Outside

The ample driveway leads to a covered car port and garage and has space for several vehicles to park. The large frontage has mature shrubs and lawns and could offer space for expansion. Southwest facing rear gardens with patio guarantee the sunlight and the space is totally private with uninterrupted field views- perfect for watching the wildlife, whether birds, deer or rabbits. The current owner took great pleasure in feeding the ducks from the nearby pond and they were regular visitors. There is even a greenhouse for those wishing to grow their own veggies. You can explore the beautiful surrounding countryside straight from the bungalow with walks on your doorstep.

On The Doorstep

Bressingham has the benefit of rural charm combined with great wider connectivity. The bungalow is in easy walking distance to the village shop, the primary school and an active village hall (shared with nearby Fersfield) offering a variety of events and special interest clubs catering for all ages. There is even a pantomime produced by the local amateur dramatic group. Nearby is a Garden Centre with café and of course the famous Bressingham Steam Museum and gardens.

How Far Is It To....

The busy market town of Diss is less than three miles away offering train station, supermarkets, boutique shops, doctors' surgery, dental practice and The Corn Hall arts centre. From Diss station, fast and frequent trains depart for London, Norwich and Cambridge.

















INFORMATION



Directions

From Diss head east on the A1066 and turn right on to school road. At the junction turn right on to High Road and the property is on your left.

What Three Words Location

Every 3 metre square of the world has been given a unique combination of three words. Download the app to pinpoint the exact location of this property using the words... [///nutty.investors.neat](http://nutty.investors.neat)

Services, District Council and Tenure

Oil Fired Central Heating, Gas Fire

Mains Drainage, Electricity & Water

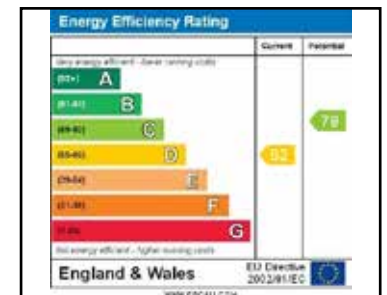
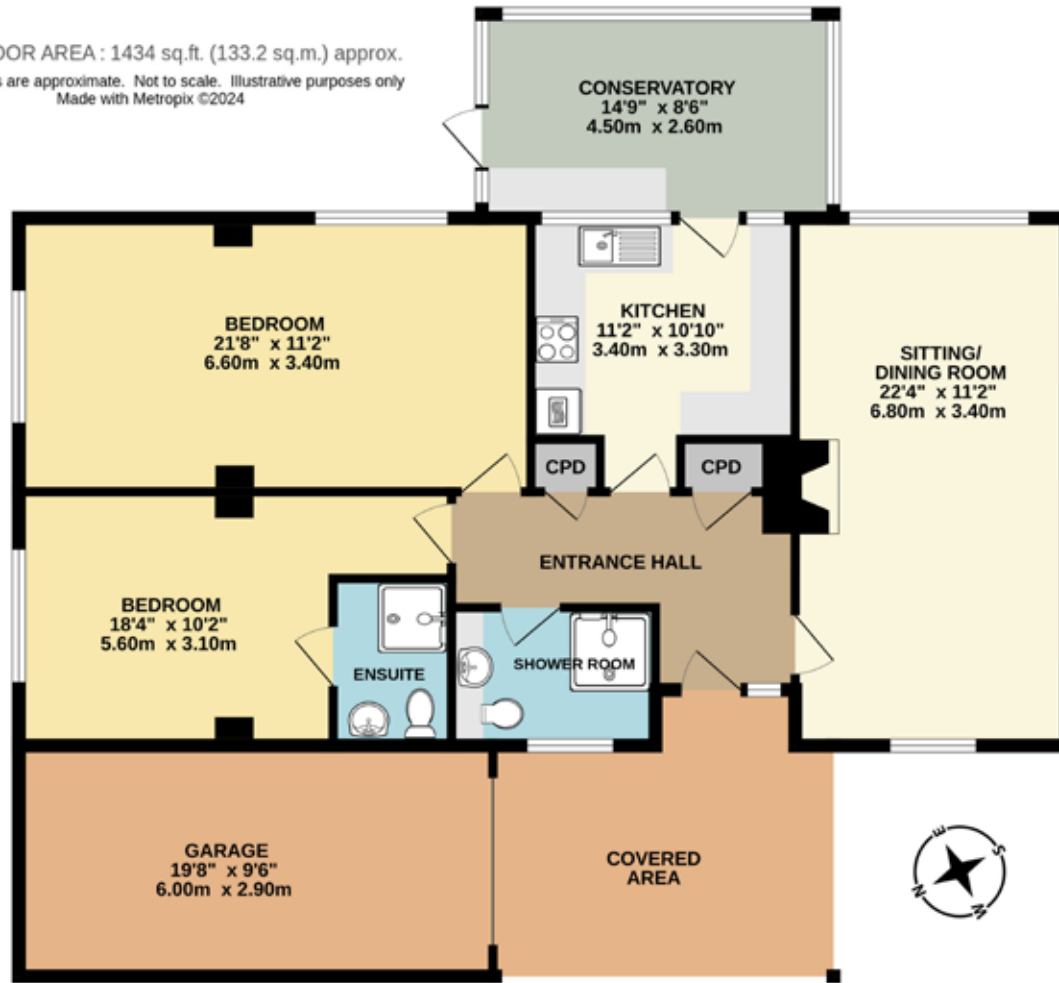
Broadband Available – please check www.openreach.com/fibre-checker

Mobile Phone Reception - varies depending on network provider Please see www.ofcom.org.uk - to check

South Norfolk Council - Tax Band D

EPC D

TOTAL FLOOR AREA : 1434 sq.ft. (133.2 sq.m.) approx.
 Measurements are approximate. Not to scale. Illustrative purposes only
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