Residential Property

twgaze



26 Mount Street Diss IP22 4QG £750,000 Price Guide







- Stunning 5 Bedroom grade II listed house with fine Georgian features
- Set in I acre of beautiful grounds
- Opportunity to add value bring back to it's former glory
- Set in centre of the popular market town of Diss

Location

Mount Street is a highly regarded residential location within the Conservation Area of the town, just a short walk into the busy and thriving market place. Diss is a market town on the Norfolk/Suffolk border with a surprising number of independent specialist shops and businesses providing a wide variety of goods and services including three national brand supermarkets. The town has well regarded schools, good sporting and leisure facilities and a wide range of social activities. Diss rail station lies on the Norwich to London Liverpool Street mainline, a journey to London scheduled to take around 90 minutes. The regional, cultural and business centre of Norwich lies approximately 25 miles to the north.













Property

Nestled in the heart of Diss' most sought-after street, this exquisite grade II listed property has its origins from the 18th century and retains its fine features with original sash windows and mouldings and the central Georgian staircase, impeccably preserved, provides a striking focal point and adds to the overall grandeur of the property. This fivebedroom property, set on a picturesque acre of land, combines timeless charm with the potential for modern updates, allowing you to add significant value and personal touches to this already distinguished home. This property boasts three expansive reception rooms, each with large windows that flood the spaces with natural light. These versatile spaces are perfect for entertaining, family gatherings, and cozy evenings by the fire. Five generously sized bedrooms offer peaceful retreats for all family members. While the home maintains its period charm, it presents an exciting opportunity for modernization, allowing you to infuse your personal style and preferences. There is versatile space on the top floor to crate further accommodation subject to relevant planning consents.

Outside

Several outbuildings provide versatile space for a home office, studio, ancillary accommodation or additional storage, catering to a variety of potential needs. Set on an acre of grounds to the rear the property offers a private outlook to rear considering its position in the town, creates a serene and private outdoor space with endless possibilities for customization.

Services

Mains Water and electricity are connected to the property and an oil boiler provides the heating.

Directions

What3Words ///record.chip.protected

Viewing

Strictly by appointment with TwGaze

Freehol

Important Notice

TW Gaze for themselves and for their Client give notice that:-

1. The particulars have been prepared to give a fair description for the guidance of intending purchasers and do not constitute part of an offer or contract. Prospective purchasers and lessees ought to seek their own professional advice. 2. All descriptions, dimensions, areas, distances, reference to condition and necessary permissions for use and occupation and other details are given in good faith but should not be relied upon as statements or representations of fact. The text, photographs and plans are for guidance only and are not necessarily comprehensive. 3. No person in the employment of TW Gaze has any authority to make or give any representations or warranty whatever in relation to this property on behalf of TW Gaze, nor enter into any contract on behalf of the Vendor. 4. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold, let or withdrawn. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. TW Gaze have not tested any service, equipment or facilities. While we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact this office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property.

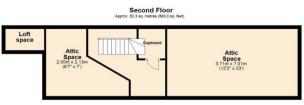
For illustrative purposes only. NOT TO SCALE.

This plan is the copyright of TW Gaze and may not be altered, photographed,

copied or reproduced without written consent.







Outbuilding 4.23m (13'10') x.2.74m (9') max Outbuilding (12' x 8'9") Outbuilding (9'3" x 8'1") Outbuilding (9'3" x 8'1") Outbuilding (9'3" x 8'1")

10 Market Hill

Diss

Norfolk IP22 4WJ

t: 01379 651 931

33 Market Street Wymondham Norfolk NR18 0AJ

t: 01953 423 188

rural@twgaze.co.uk www.twgaze.co.uk

