



Brecklands

19 The Green | North Lopham | IP22 2NF

£425,000

twgaze

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Sizeable detached bungalow set back on generous plot in North Lopham. 3 bedrooms. En-suite bathroom with shower cubicle. Large, bright, spacious living/dining room. Long driveway sweeps down the side and to the rear, leading to 2 x separate garages. Would benefit from some updating. No onward chain.

- Established detached bungalow
- En-suite bathroom
- Bright, spacious living/dining room
- Two separate garages with electric roller doors
- Mature rear garden
- 3 Bedrooms
- Inviting hallway
- Plenty of parking extending to the rear
- Good size kitchen
- No onward chain

Location

The bungalow is found on The Green, North Lopham, which is the main road through the village. North Lopham is well regarded, offering amenities including a public house and primary school. The neighbouring village of Kenninghall, just a couple of miles away, has wider range of facilities, and the bustling market town of Diss is just 7 miles east along the A1066, offering schooling and sixth form, excellent independent shops and local businesses, sporting & social facilities, and good transport links - with a mainline rail service to London Liverpool Street in just 90 minutes.

The Property





A well proportioned with spacious bungalow that's set back on its plot. The bungalow exudes a welcoming feel as soon as you enter, with wide hallway and doors leading off to various rooms throughout. The living/dining room is bright and offers plenty of space to entertain, which the kitchen is functional and has an abundance of fitted cupboards and worktop area. In total there are 3 bedrooms, with the main bedroom benefitting from a sizeable en-suite bathroom, which also has a separate shower cubicle. The other bathroom provides support for the other two bedrooms. The property has been well cared for over the years, however would now benefit from some cosmetic updating.

Outside

Front lawn with hard standing driveway to side which leads around to the rear of the property where two single garages can be found - both have secure electric roller doors.

The mature rear garden is also laid to lawn with covered pergola which provides an ideal place for alfresco dining and entertaining friends and family.

Services

Mains water, electricity and drainage are connected. Heating??

How to get there:

What3words: [///estimate.larger.published](https://www.what3words.com/estimate.larger.published)

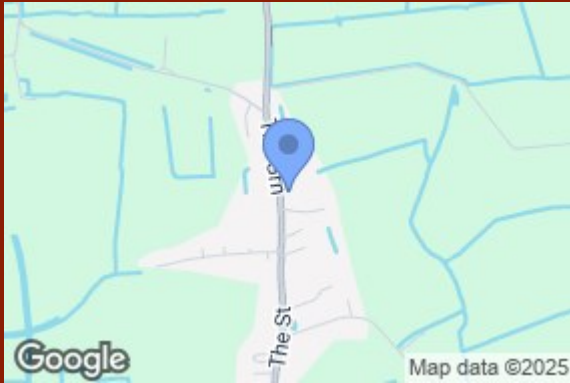
Viewing:

By appointment with TW Gaze

Council Tax band: D

Freehold

Ref: 2/19783



Approx. 148.1 sq. metres (1594.3 sq. feet)

Total area: approx. 148.1 sq. metres (1594.3 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(12 plus) A		
(91-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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