



Messenger Close, Bungay - NR35 1PW



Messenger Close

Bungay

Nestled within the tranquillity of a QUIET CUL-DE-SAC, this charming FOUR BEDROOM DETACHED HOUSE presents the epitome of family living. Set in an ELEVATED POSITION on the edge of town, this detached family home extends to approximately 1100 SQFT internally (stms) and boasts a spacious 22' SITTING/DINING ROOM, ideal for entertaining guests or unwinding after a long day. The property further impresses with a SEPARATE KITCHEN/DINING ROOM that leads to a sunlit conservatory, offering a seamless blend of indoor-outdoor living. Completing the ground floor is an entrance porch and a useful W/C. The accommodation on the first floor comprises; FOUR WELL-APPOINTED BEDROOMS providing ample space for the entire family, alongside a family bathroom for added convenience. The pièce de résistance is the GENEROUS and WELL KEPT REAR GARDENS offering an excellent space for keen gardeners. Parking is a breeze with DRIVEWAY PARKING and a GARAGE to accommodate multiple vehicles with ease.



Council Tax band: C

Tenure: Freehold

- Detached Family Home
- Quiet Cul-De-Sac Location
- Elevated Position On The Edge Of Town
- 22' Sitting/Dining Room
- Separate Kitchen/Diner & Conservatory
- Four Bedrooms & Family Bathroom
- Generous Rear Garden
- Driveway Parking & Garage

The property is situated on the edge of the quaint market town of Bungay within an elevated position and within an easy walk from the shops and amenities where you find an extensive range of amenities including doctors, schooling, dentist, opticians, shops and restaurants. The City of Norwich to the North is about a 30 min drive away with a mainline train link to London Liverpool Street. The market town of Diss is about 19 miles away and provides further amenities and also benefits from a mainline link to London.

SETTING THE SCENE

Approached via the cul-de-sac of Messenger Close you will find a generous frontage with driveway parking for multiple vehicles leading to the single garage. Also to the front there is a landscaped tiered garden laid to shingle with various planting and shrubbery. There is a secure gated access to the side of the house leading to the rear garden with the main entrance door found to the front also.



THE GRAND TOUR

Entering via the main entrance door to the front there is a useful porch with space for shoes and coats leading to the hallway with stairs to the first floor landing and the ground floor w/c. The kitchen/dining room can be found straight ahead with plenty of space for a dining table and a large understairs cupboard. The kitchen provides a range of wall and base level units with rolled edge worktops over with integrated electric oven, gas hob and extractor fan over as well as integrated fridge/freezer. There is space for washing machine as well as a door into the extended conservatory beyond. There is also a door linking round to the sitting/dining room. The conservatory provides an extra reception space with views over the garden and double doors leading out. The 22' sitting/dining room is an impressive dual aspect room with a feature fireplace and ample room for both sitting and dining.

Heading up to the first floor landing you will find four bedrooms and a bathroom. The two larger bedrooms are found to the front both of which offer built in wardrobes. Two smaller bedrooms can be found to the rear overlooking the garden along with the family bathroom with a shaped panelled bath and shower over, w/c and hand wash basin as well as built in airing cupboard.

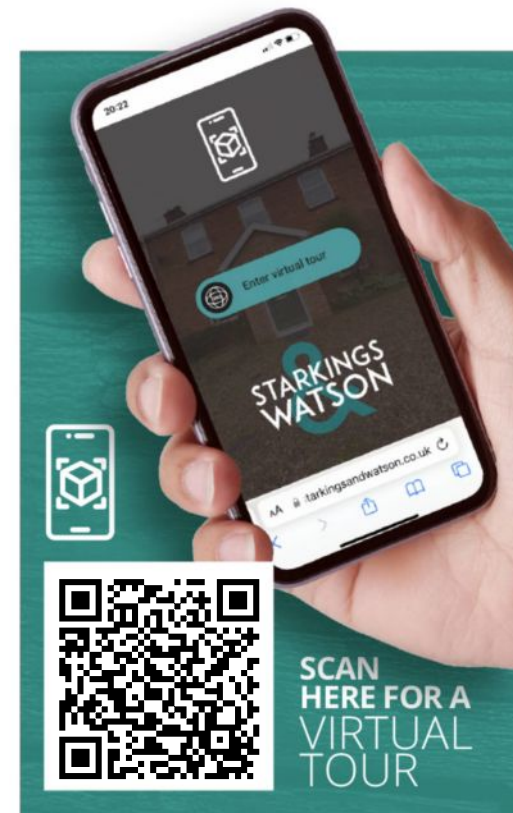
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VIRTUAL TOUR

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



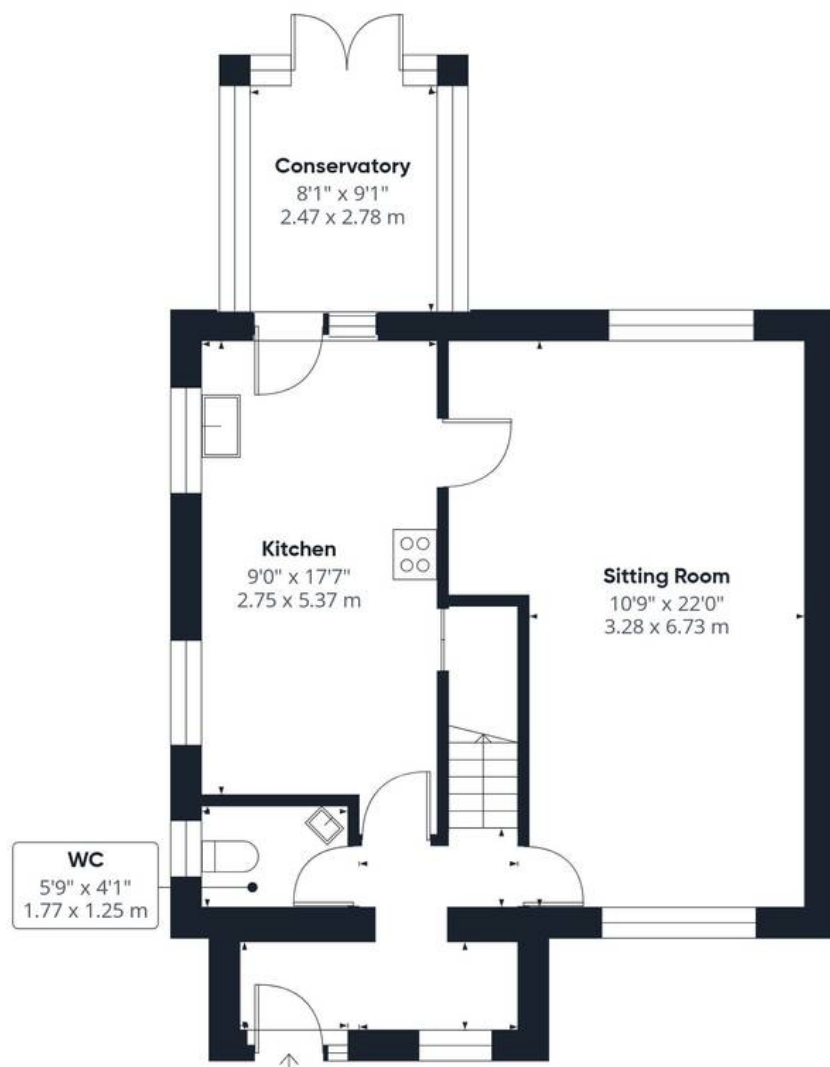




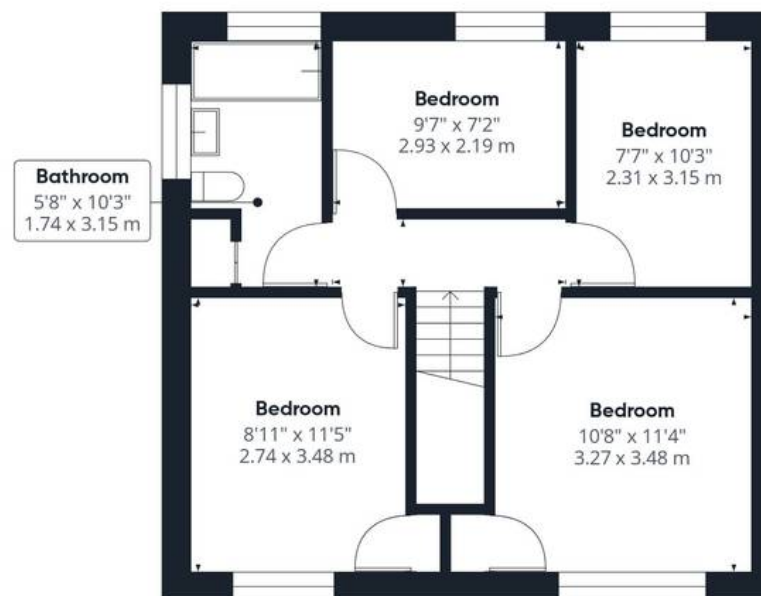
THE GREAT OUTDOORS

The rear garden is a very generous space and kept in very good order throughout. From the rear of the house there is a paved patio area and ample lawns with well stocked planting borders and a pathway centrally leading down the garden to the end. The generous lawns continue with mature hedging and further planting borders. To the end of the garden there is former vegetable garden now offering shingle, planting beds and further patio areas. The garden is enclosed with timber fencing and there is a small timber shed to the side for storage.





Ground Floor



Floor 1

Approximate total area⁽¹⁾

1108 ft²

102.9 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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