



**Jennings Way, Diss IP22 4DP**



**welcome to**

## **Jennings Way, Diss**

**\*\*PERFECT FOR INVESTORS\*\*** A two bedroom ground floor flat situated in a purpose built block of 4 in this sought after corner of Diss. With gas central heating and Upvc double glazing, this flat is light, bright and spacious and has a very pleasant outlook front and rear.

### **Location**

Jennings Way is just 0.5 miles from the Diss town centre. The town itself is a well-served Norfolk market town with 3 supermarkets, post office, banks and a range of local shops with a weekly Friday market. The town itself is located part way between Norwich, Ipswich and Bury St Edmunds making this perfect for road commuting and has a main line rail line to London in just 90 minutes.

### **Directions**

Proceed North up Mount Street and on into Heywood Road. Turn left into Heywood Avenue and then left into Jennings Way. At the "T" junction turn right and the flats are at the end of the cul de sac.

### **Accommodation**

#### **Front Door Into:**

#### **Reception Hall**

With intercom entry.

#### **Entrance Hall**

Radiator, gas and electric meter cupboard, telephone point, cloaks cupboard with overhead storage, loft access and carpet.

### **Kitchen**

10' 6" x 8' 4" Max ( 3.20m x 2.54m Max )  
Large Upvc double glazed window. Fitted kitchen with wall and base units, stainless steel sink and drainer, work surfaces, tiled splashback, floor standing gas boiler, pantry and airing cupboard, spaces for washing machine, gas cooker and fridge/freezer. Door connecting to;

### **Lounge**

11' 2" x 12' 9" ( 3.40m x 3.89m )  
Front aspect double glazed window, radiator, carpet, central heating thermostat, telephone and tv points.

### **Bedroom One**

10' 6" x 10' 9" ( 3.20m x 3.28m )  
Rear aspect double glazed window, radiator, tv point and carpet.

### **Bedroom Two**

9' 3" x 8' 5" ( 2.82m x 2.57m )  
Front aspect double glazed window, radiator and carpet.

### **Bathroom**

Rear aspect double glazed obscured window, extractor fan, panelled bath with fully plumbed shower over, pedestal wash hand basin, wc and part tiled walls.





### **Outside**

To the rear is a laid lawn area and access to a garden shed.

### **Agents Note**

The property is currently listed as freehold on land registry however, the current owner is in the process of arranging a leasehold agreement for this property. We are currently awaiting further details.



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## Jennings Way, Diss

- **\*\*PERFECT FOR INVESTORS\*\***
- Ground Floor Flat
- Two Bedrooms
- Kitchen & Living Room
- UPVC Double Glazing
- Access to the Rear Garden
- Walking Distance to Diss Town Centre
- Offered With Tenant In Situ

Tenure: Freehold EPC Rating: E

**£140,000**



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:  
DSS109904 - 0002

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