



Forge Place The Street, Winfarthing Diss IP22 2ED

welcome to

Forge Place The Street, Winfarthing Diss

A detached bungalow located in the Norfolk village of Winfarthing which is situated just 4 miles north of the market town of Diss. Boasts from a kitchen/diner with a utility room, two reception rooms, two double bedrooms with a shower room and single garage with ample off road parking.

Location

This detached bungalow is located in the Norfolk village of Winfarthing which is situated just 4 miles north of the market town of Diss. Winfarthing is home to All Saints Church of England Primary School, the thriving Fighting Cocks public house and St Mary's church.

Diss is just a short drive away with a much larger array of day-to-day amenities and recreational facilities including many shops, supermarkets, cafes and restaurants as well as the mainline train station with regular and direct links into Norwich and London.

Accommodation

Entrance Porch

Side aspect upvc door, front aspect double glazed window, wooden flooring and door to;

Entrance Hall

Wooden flooring, radiator, storage cupboard and doors to;

Lounge

10' 9" x 17' 5" (3.28m x 5.31m)

Dual aspect triple glazed windows, wooden flooring, radiator, tv and telephone points. Arch way leading to;

Kitchen/ Diner

14' 1" x 9' 8" (4.29m x 2.95m)

Rear aspect double glazed window and arch way leading into the utility room. Fitted kitchen with wall and base units, breakfast bar, ceramic sink and drainer, one and a half bowls, work surfaces, two built in storage cupboards, recessed spot lights, space for full height fridge/freezer, integrated Neff oven and Bosch induction hob with extractor fan.

Utility Room

8' 3" x 7' 3" (2.51m x 2.21m)

Rear aspect double glazed window and side aspect double glazed door leading out into the garden. Fitted wall and base units, breakfast bar, ceramic sink and drainer, one and a half bowls, wall mounted boiler, spaces for washing machine and tumble dryer.

Shower Room

Rear aspect double glazed window, low level flush wc, wash hand basin in vanity unit, fully plumbed shower, heated towel rail, extractor fan and fully tiled walls.

Bedroom One

10' 9" x 13' 3" (3.28m x 4.04m)

Front aspect triple glazed window, radiator and wooden flooring.

Bedroom Two

12' 4" x 9' 4" (3.76m x 2.84m)

Rear aspect double glazed patio doors leading into the conservatory, radiator and wooden flooring.

Conservatory

Upvc construction with insulated roof, dual aspect double glazed windows, side aspect double glazed door leading out into the garden and wooden flooring.

Outside

To the front of the property is a large laid to lawn area with various mature planted flowers and shrubs, garden shed, hard standing driveway providing off road parking for multiple vehicles with access to the single garage.





The rear garden is mainly laid to lawn with mature wild flower planted beds and shrubs, brick weaved patio area making this a great spot to relax and dine in throughout the summer months, access to the garage.

Garage

Up and over door.

Services

Mains Electricity

Mains Water

Septic Tank

Oil Fired Central Heating

Council Tax Band: C



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Forge Place The Street, Winfarthing Diss

- Detached Bungalow Situated In A Village Location
- Kitchen/Diner With Separate Utility Room
- Front Aspect Lounge And Conservatory
- Two Double Bedrooms And Shower Room
- Front And Rear Gardens
- Single Garage With Ample Off Road Parking
- Benefits From Oil Fired Central Heating
- Well Presented Throughout

Tenure: Freehold EPC Rating: D

offers in the region of

£300,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
DSS109901 - 0004

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