



**Long View Stradbroke Road, Syleham Eye IP21 4LZ**

**welcome to**

## **Long View Stradbroke Road, Syleham Eye**

An individual house surrounded by open countryside offering ample amounts of off road parking. Spacious accommodation throughout including lounge and dining room with woodburners, kitchen with utility room, conservatory, ground floor bathroom, three bedrooms and two with en-suites.

### **Location**

This property sits in Syleham just outside of Hoxne which offers a church, village shop with post office and renowned Swan Inn public house. The village has a strong community spirit supporting the village school and village hall. It is considered by many to be one of the prettiest villages along the Waveney Valley and is also well placed for wider facilities with the small town of Eye being around 5 miles away and the larger market town of Diss just 6 miles from where there is a mainline rail station on the Norwich London Liverpool Street line.

### **Accommodation**

#### **Entrance Hall**

Front aspect single glazed door.

#### **Lounge**

12' x 11' 11" ( 3.66m x 3.63m )

Dual aspect double glazed windows, radiator, exposed beam, brick fire place with woodburner and carpet.

#### **Dining Room**

11' 11" x 11' 11" ( 3.63m x 3.63m )

Dual aspect double glazed windows, exposed beam, brick fireplace with woodburner, radiator and carpet. Stairs leading to the first floor and door to;

#### **Kitchen**

10' 11" x 8' 10" ( 3.33m x 2.69m )

Dual aspect double glazed windows. Fitted kitchen with wall and base units, stainless steel sink and drainer, work surfaces, tiled splashback, tiled floor, space for electric cooker and cooker hood built into the chimney.

#### **Conservatory**

Dual aspect double glazed windows, side aspect double glazed door leading out into the rear garden, radiator, tiled flooring and wall mounted lighting.

#### **Utility Room**

5' 5" x 4' 7" ( 1.65m x 1.40m )

Rear aspect double glazed window, fitted base units, space for fridge/freezer, plumbing for washing machine and tiled floor.

#### **Bathroom**

Rear aspect double glazed window, bath with mixer taps and shower attachment, shower cubicle with fully plumbed shower, low level flush wc, wash hand basin, part tiled walls, underfloor heating, electric towel rail and radiator.

#### **Landing**

Carpet, wall mounted lighting and doors to;





### **Bedroom One**

15' 6" x 11' 11" ( 4.72m x 3.63m )  
Dual aspect double glazed windows, eave storage, carpet, radiator and door to;

### **En-Suite**

Wc, hand wash basin and carpet.

### **Bedroom Two**

16' 8" x 8' 10" ( 5.08m x 2.69m )  
Rear aspect double glazed windows, carpet, radiator and door to;

### **En-Suite**

Wc, hand wash basin and carpet.

### **Bedroom Three**

11' 10" x 9' 4" ( 3.61m x 2.84m )  
Dual aspect double glazed windows, radiator and carpet.

### **Outside**

The rear garden is mainly laid to lawn with mature trees and shrubs overlooking the countryside. Grant boiler (approx 3 years old). Workshop with power and light, shingle driveway with ample amounts of parking.

### **Services**

Mains Electricity  
Mains Water  
Septic Tank  
Oil Fired Central Heating

### **Council Tax Band: D**



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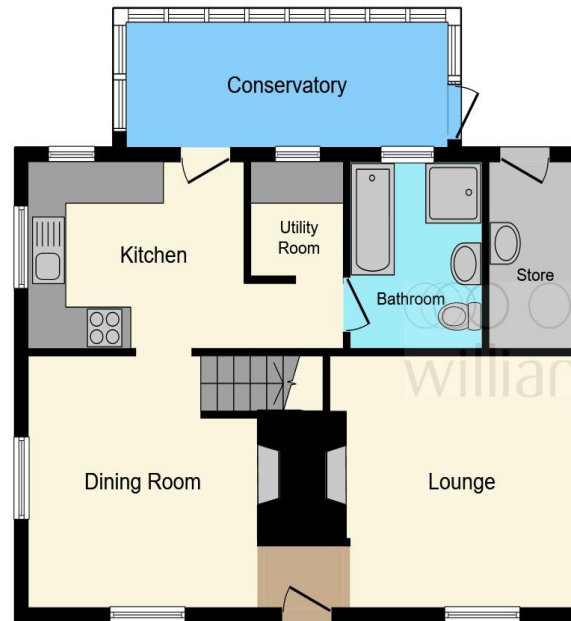
welcome to

## Long View Stradbroke Road, Syleham Eye

- Individual Detached House
- Exceptional Countryside Views
- Three Bedrooms, Two With En-Suites
- Lounge & Dining Room With Woodburners
- Ground Floor Bathroom
- Rear Aspect Conservatory
- Ample Off Road Parking
- Situated Within A Rural Location

Tenure: Freehold EPC Rating: D

**£425,000**



**Ground Floor**



**First Floor**

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](http://www.focalagent.com)

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