



Reeve Close, Scole Diss IP21 4EB

welcome to

Reeve Close, Scole Diss

A spacious semi detached family home positioned on a large plot offering generous accommodation throughout situated in the heart of Scole. Benefits from five spacious reception rooms, kitchen/breakfast room, three bedrooms and extensive rear garden.

Location

Scole is a well-located village that offers a range of amenities including a local shop, Church, Primary School, football club, village hall, Scole pocket park, Garage and the 17th Century Coaching Inn. The village is situated within 3 miles from the historic town of Diss which is a popular and thriving market town offering a full range of facilities, good links to major roads and mainline train station to Liverpool Street, London and Norwich. The town offers well regarded schooling through to six form level, a modern health centre along with various sporting and leisure amenities.

The A140 provides access to Norwich and Ipswich, both around 25 miles away and the A143 links up to the A14 leading to Cambridge and the Midlands beyond. The historic town of Bury St Edmunds lies around 18 miles to the South West. The property also lies within easy access to the beaches.

Accommodation

Entrance Porch

Front aspect double glazed window and door, carpet. Door leading to;

Entrance Hall

Part glazed door, wooden effect flooring, stairs leading to the first floor and doors to;

Kitchen/ Diner

16' 6" Into Recess x 12' 2" Into Recess (5.03m Into Recess x 3.71m Into Recess)

Front aspect double glazed window. Fitted kitchen with wall and base units, stainless steel sink and drainer, tiled splash back, work surfaces, exposed brick, radiator, space for Range style gas cooker, space for fridge/freezer and tiled flooring.

Reception Room 3

11' 5" Into Recess x 12' 1" Into Recess (3.48m Into Recess x 3.68m Into Recess)

Dual aspect double glazed windows, radiator, tiled flooring, spaces for washing machine and tumble dryer. Doors to;

Cloakroom

Side aspect double glazed window, wc, wash hand basin, radiator and tiled flooring.

Conservatory

8' 11" x 10' 7" (2.72m x 3.23m)

Dual aspect double glazed windows, side aspect stable door, tiled flooring and door to the study.

Lounge

16' 4" x 11' 7" Into Recess (4.98m x 3.53m Into Recess)

Front aspect double glazed window, radiator, wall mounted lighting, electric fire, wooden effect flooring, tv and telephone points. Sliding patio doors to;





Dining Room

12' 1" x 12' 5" (3.68m x 3.78m)

Rear aspect double glazed french doors leading to the study, radiator and wooden effect flooring.

Study

8' 11" x 10' 2" (2.72m x 3.10m)

Rear aspect double glazed window, tiled floor and door leading to the conservatory.

Landing

Rear aspect double glazed window, wooden effect flooring, loft hatch, airing cupboard, radiator and doors to;

Bedroom One

10' 3" x 12' 3" Into Recess (3.12m x 3.73m Into Recess)

Front aspect double glazed window, radiator wooden effect flooring and over the stairs storage cupboard.



Bedroom Two

11' 5" Into Recess x 11' 8" Into Recess (3.48m Into Recess x 3.56m Into Recess)

Front aspect double glazed window, radiator and wooden effect flooring.

Bedroom Three

7' 9" x 8' 7" (2.36m x 2.62m)

Rear aspect double glazed window, radiator and wooden effect flooring.

Bathroom

Rear aspect double glazed window, panelled bath with mixer taps and shower attachment, wash hand basin, low level flush wc, recessed spot lights, radiator, tiled walls and flooring.

Outside

To the front and side of the property is a hard standing driveway providing off road parking for multiple vehicles, mature hedge borders, access to the rear garden.

This extensive rear garden is mainly laid to lawn with mature planted flowers and shrubs, large paved patio area making this a great spot to relax and dine in throughout the summer months, outbuilding which has been converted into a garden bar, dog kennels, raised flower beds, to the rear of the garden lies a large workshop with electric and gardens shed, another paved patio area and shingled areas.

Services

Mains Electricity
Mains Water
Mains Drainage
LPG Gas

Council Tax Band: B



view this property online williamhbrown.co.uk/Property/DSS110452



welcome to

Reeve Close, Scole Diss

- Semi Detached Family Home
- Positioned on a Large Plot
- Five Spacious Reception Rooms
- Kitchen/Breakfast Room
- Three Bedrooms & Family Bathroom
- Extensive Rear Garden With Workshop
- Ample Off Road Parking For Multiple Vehicles
- Situated In A Village Location

Tenure: Freehold EPC Rating: E

offers in the region of

£340,000



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

view this property online williamhbrown.co.uk/Property/DSS110452



Property Ref:
DSS110452 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



01379 644719



Diss@williamhbrown.co.uk



1 Navire House Mere Street, DISS, Norfolk,
IP22 4AG



williamhbrown.co.uk