



**Redhill Close, Diss IP22 4PL**



**welcome to**

## **Redhill Close, Diss**

**\*\*OFFERED WITH NO ONWARD CHAIN\*\*** A detached bungalow situated on a generous sized plot with a double garage all within walking distance to Diss town centre and train station. The property boasts from two reception rooms, master with en-suite, three further double bedrooms and a wrap around garden.

### **Location**

Redhill Close is just half a mile from the Diss town centre and a 5 minute walk to Diss train station and bus stop. 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. Diss is located part way between Norwich, Ipswich and Bury St Edmunds making it perfect for road commuting and has a main line rail like to London in just 90 minutes.

### **Accommodation**

#### **Entrance Hall**

Front aspect door, carpet, radiator, built in storage cupboards and doors to;

#### **Cloakroom**

Rear aspect double glazed window, wc, wash hand basin in vanity unit, radiator and carpet.

#### **Lounge**

19' 2" x 14' 2" ( 5.84m x 4.32m )

Two side aspect double glazed windows and front aspect double glazed sliding patio doors leading out onto the paved patio area, carpet, two radiators and double doors to;

#### **Dining Room**

12' 3" x 12' 4" ( 3.73m x 3.76m )

Dual aspect double glazed windows, radiator and carpet.

#### **Kitchen**

12' 3" x 12' 2" ( 3.73m x 3.71m )

Side aspect double glazed window and door leading to the utility room. Fitted kitchen with wall and base units, under counter lighting, inset sink and drainer, one and a half bowls, work surfaces, tiled splash back, integrated eye level double oven and gas hob, radiator and lino flooring. Glazed door;

#### **Utility Room**

6' 5" x 5' 8" ( 1.96m x 1.73m )

Side aspect door, wall mounted units, wall mounted boiler, work surfaces, tiled walls, radiator and plumbing for washing machine.

#### **Bedroom One**

14' 2" x 11' From Wardrobe ( 4.32m x 3.35m From Wardrobe )

Side aspect double glazed window, carpet, radiator, four double built in wardrobes with additional storage cupboards above and door to;

#### **En-Suite**

Large shower cubicle, wc, his and her wash hand basins in a large vanity unit, radiator and tiled walls.

#### **Bedroom Two**

12' 10" Into Recess x 12' 3" ( 3.91m Into Recess x 3.73m )

Side aspect double glazed window, carpet, radiator and two double built in wardrobes with additional storage cupboards above.





### **Bedroom Three**

8' 5" x 10' 9" Into Recess ( 2.57m x 3.28m Into Recess )  
Side aspect double glazed window, carpet, radiator and built in wardrobe with additional storage cupboards above.

### **Bedroom Four**

11' 8" x 12' 3" ( 3.56m x 3.73m )  
Front aspect double glazed window, rear aspect double glazed sliding doors, carpet, radiator and built in wardrobe.

### **Bathroom**

Panelled bath with shower screen, wash hand basin in vanity unit, wc, bidet, radiator and fully tiled walls.

### **Outside**

To the front of the property is a paved patio with a laid to lawn area, access to the double garage and off road parking.

The rear garden benefits from a paved patio area making this a great spot to relax and dine in throughout the summer months, steps leading up to the laid to lawn area with various planted trees and flowers.



### **Double Garage**

17' 5" x 17' 7" ( 5.31m x 5.36m )  
Electric door, side door and power.

### **Services**

Mains Drainage  
Mains Gas  
Mains Water  
Mains Electricity

### **Council Tax Band: E**



***view this property online*** [williamhbrown.co.uk/Property/DSS109852](http://williamhbrown.co.uk/Property/DSS109852)



welcome to

## Redhill Close, Diss

- **\*\*OFFERED WITH NO ONWARD CHAIN\*\***
- Detached Bungalow Situated On A Good Sized Plot
- Kitchen With Separate Utility Room
- Two Spacious Reception Rooms
- Master Bedroom With En-Suite And Built In Wardrobes
- Three Further Double Bedrooms And Family Bathroom
- Double Garage With Off Road Parking
- Enclosed Wrap Around Garden

Tenure: Freehold EPC Rating: C

offers in the region of

**£425,000**



Floor Plan

Garage

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/DSS109852](http://williamhbrown.co.uk/Property/DSS109852)



Property Ref:  
DSS109852 - 0002

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



**01379 644719**



[Diss@williamhbrown.co.uk](mailto:Diss@williamhbrown.co.uk)



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



[williamhbrown.co.uk](http://williamhbrown.co.uk)