



Elm Grove, Garboldisham Diss IP22 2RY

welcome to

Elm Grove, Garboldisham Diss

This 3 bedroom detached bungalow has been recently renovated to an exceptional standard and it is "MOVE IN READY". The bungalow is situated in the village of Garboldisham which is a short driving distance to the town centre of Diss. This bungalow is sold as a NO ONWARD CHAIN property.

Accommodation

Entrance Hall

The property is entered through a front door with radiators, loft hatch and carpet.

Lounge

12' 8" x 15' 10" (3.86m x 4.83m)

Window to side aspect, radiator and carpet.

Kitchen

11' 11" x 15' 6" (3.63m x 4.72m)

Window to side and rear aspect, fitted with a range of wall and base units, built in sink, integrated appliances, pantry cupboard, induction hob and radiator, Kareem flooring.

Bedroom One

11' 9" x 11' 1" (3.58m x 3.38m)

Window to side, radiator, access to en suite and carpet.

En Suite

Fitted with a wc, hand wash basin, shower cubicle and Kardeen flooring.

Bedroom Three

8' 2" x 8' 3" (2.49m x 2.51m)

Window to front, radiator and carpet.

Bedroom Two

9' 8" x 9' 5" (2.95m x 2.87m)

Window to side aspect, radiator and carpet.

Family Bathroom

Window to side, hand wash basin, wc, bath tub, radiator and Kardeen flooring.

Outside

Rear Garden

With patio and turfed areas.

Front Garden

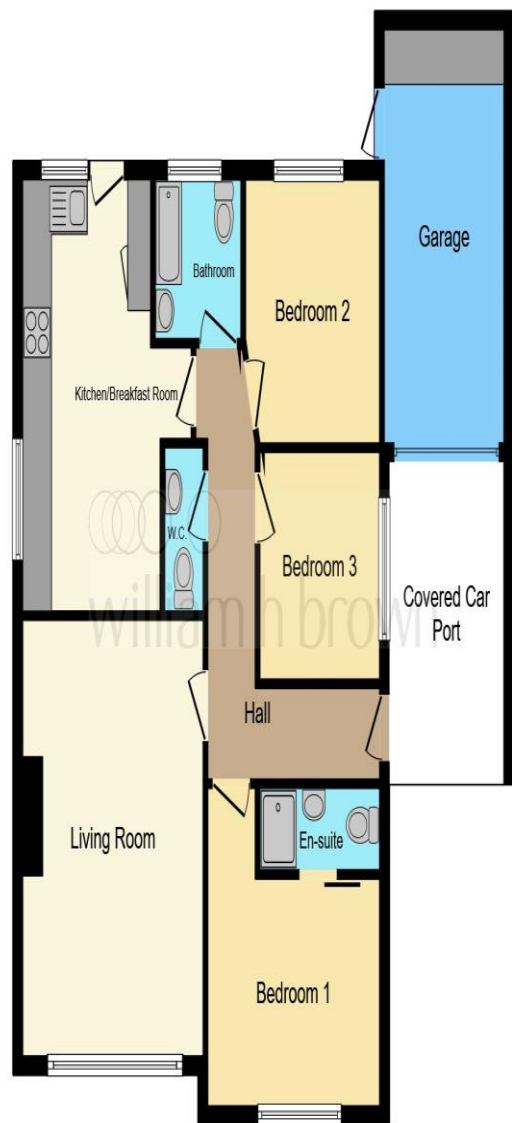
Turfed areas.

Parking

Driveway to front with parking.

Outbuilding

Manual up and over door, electric and plumbing and concrete flooring.



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



welcome to
Elm Grove,
Garboldisham Diss

- ****FULLY RENOVATED****
- Detached Bungalow
- Master Bedroom With En Suite
- Large Driveway With Single Garage
- Front And Rear Garden

Tenure: Freehold EPC Rating: D
Council Tax Band: C

£350,000



view this property online williamhbrown.co.uk/Property/DSS110629



Property Ref:
DSS110629 - 0004

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.

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