



Hawthorn Close, Diss IP22 4ZB

welcome to

Hawthorn Close, Diss

Four-bedroom detached home in a sought-after Diss location, within walking distance of the train station, featuring spacious living areas, kitchen, dining room, conservatory, and en-suite to the primary bedroom. The property is offered with no onward chain.

Entrance Hall

Spacious entrance area, radiator, stairs, carpet flooring.

Cloakroom

Window to rear aspect, w/c, wash basin, towel rail, carpet flooring.

Lounge

10' 5" x 19' 3" (3.17m x 5.87m)

Window to front aspect, radiators, access to conservatory, carpet flooring.

Kitchen

10' 11" Max x 9' 8" (3.33m Max x 2.95m)

Window to rear aspect, built in sink, radiator, access to utility room, wall and base units, induction hob, integrated appliances, lino flooring.

Utility Room

5' 2" x 6' 5" (1.57m x 1.96m)

Wall and base units, radiator, door to rear garden.

Conservatory

Double glazed windows, brick base, radiator.

Landing

Loft hatch, carpet flooring.

Bedroom 1

9' 3" x 12' 10" (2.82m x 3.91m)

Window to front aspect, radiator, built in wardrobes, access to en-suite.

En-Suite

Window to rear aspect, shower, w/c, wash basin, heated towel rail.

Bedroom 2

14' 4" Max x 8' 7" (4.37m Max x 2.62m)

Window to front aspect, radiator, built in cupboards, boiler in airing cupboard, carpet flooring.

Bedroom 3

10' 5" Max x 9' 3" (3.17m Max x 2.82m)

Window to rear aspect, radiator, carpet flooring.

Bedroom 4

7' 11" x 7' 1" (2.41m x 2.16m)

Window to rear aspect, radiator, carpet flooring.

Bathroom

Window to rear aspect, bath, wash basin, overhead shower, w/c, heated towel rail, tiled walls.

Loft Space

Partially boarded, fully insulated.

Rear Garden

Low maintenance, patio area, fence for boundary, access to garage.

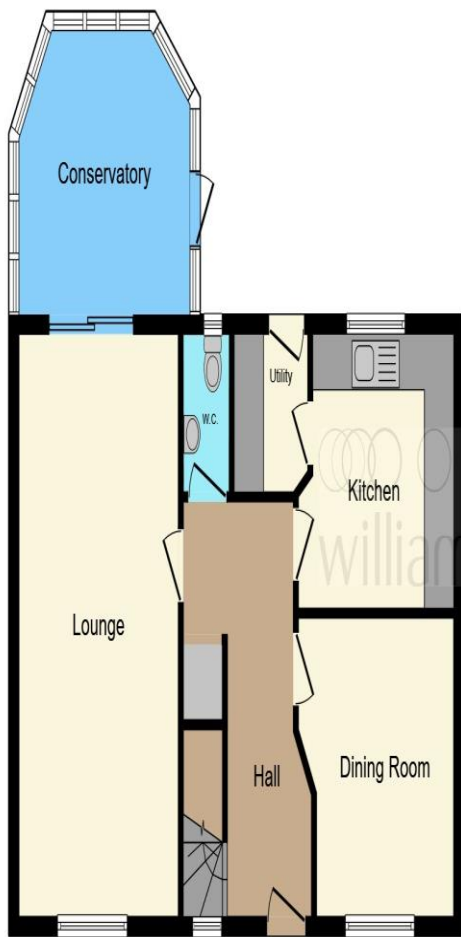
Parking

Allocated parking in front of garage.

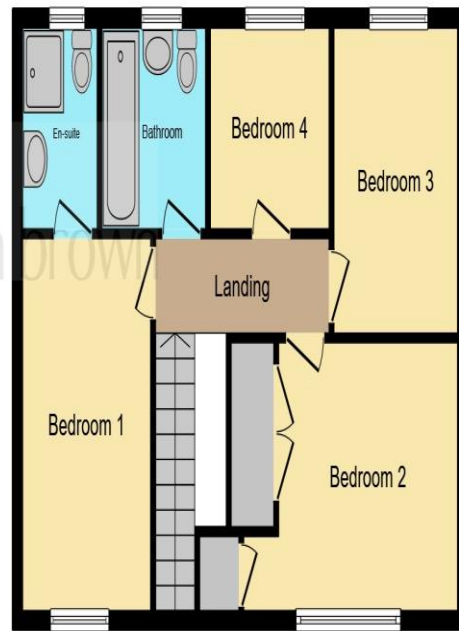
Double Garage

16' 3" x 16' 4" (4.95m x 4.98m)

Double roller door, electric, concrete flooring.



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



welcome to
Hawthorn Close,
Diss

- ** OFFERED WITH NO ONWARD CHAIN **
- Four-bedroom detached house
- Kitchen with separate utility room
- Conservatory
- Primary bedroom with en-suite

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

offers in the region of
£350,000



view this property online williamhbrown.co.uk/Property/DSS111264



Property Ref:
DSS111264 - 0002

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