



Little Thatch Upper Street, Oakley Diss IP21 4AX

william
h brown

welcome to

Little Thatch Upper Street, Oakley Diss

A charming Grade II listed two-bedroom semi-detached cottage in Oakley, offering a spacious lounge, kitchen, ground floor bathroom, and two generous upstairs bedrooms. Set on a large plot with off-road parking, a garage, outbuilding, and beautiful character-filled gardens.

Lounge

12' 10" x 12' 6" (3.91m x 3.81m)

Window to front aspect, storage heater, chimney breast, brick flooring.

Kitchen

10' 5" x 8' (3.17m x 2.44m)

Window to rear aspect, base units, built in sink, standard sizing for white goods.

Landing

Casement window to the gable end, storage heater.

Bedroom 1

10' 9" x 8' 8" (3.28m x 2.64m)

Dormer window to front aspect, storage heater, built in wardrobe.

Bedroom 2

7' 2" x 6' 8" (2.18m x 2.03m)

Window to rear aspect, telephone points storage heaters.

Bathroom

W/C, wash basin, bathroom, tiled shower cubical.

Parking

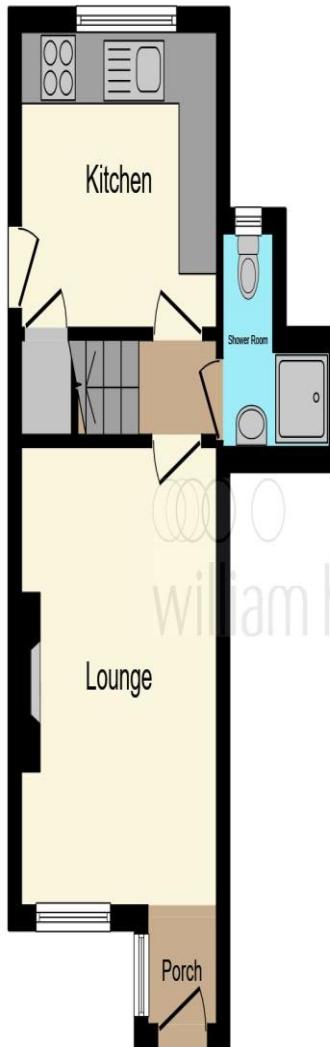
Off road parking.

Garage

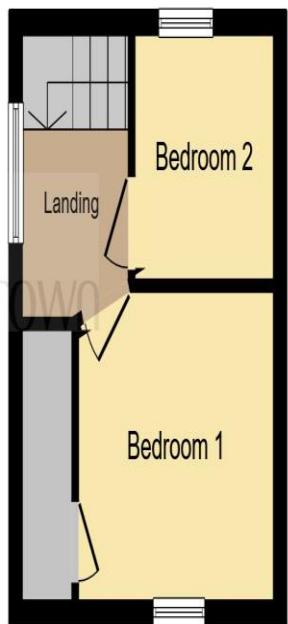
15' 10" x 8' (4.83m x 2.44m)

Outhouse

9' 1" x 8' (2.77m x 2.44m)



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

Little Thatch Upper Street, Oakley Diss

- Charming Semi-detached Cottage
- Grade II listed
- Two generous upstairs bedrooms
- Off-road parking
- Garage and outbuilding

Tenure: Freehold EPC Rating: Exempt

Council Tax Band: B

offers in the region of

£240,000



view this property online williamhbrown.co.uk/Property/DSS111366



Property Ref:
DSS111366 - 0006

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