



D
DURRANTS
FOR SALE
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1 & 2

1 & 2 WILLOW CORNER COTTAGES

WORTHAM, DISS, IP22 1PS



Willow Corner Cottages are a pair of charming, semi-detached Grade II listed homes, originally built as a single dwelling .

1 & 2 Willow Corner Cottages are a pair of charming, semi-detached Grade II listed homes, originally built as a single dwelling. Subject to the necessary planning consents, there is potential to reunite them into one residence or to create an annex, ideal for multi-generational living. This offers a rare opportunity to acquire a unique and characterful property.

The cottages are set in a delightful semi-rural location within the sought-after village of Worham, and have been successfully rented by the current owner for a number of years.

1 Willow Corner Cottage
This property comprises an entrance porch, kitchen, sitting room, and ground floor bathroom. Upstairs, there are two bedrooms. Outside, the cottage benefits from a front garden and an enclosed rear garden. A shared driveway provides access to a single garage.

2 Willow Corner Cottage
On the ground floor, this cottage offers two reception rooms, a kitchen, bathroom with separate WC, walk-in pantry, and a rear entrance porch. Upstairs, there are

two bedrooms. Externally, the property enjoys a front garden, vehicular access via a shared driveway and a generous rear garden, mainly laid to lawn with a steel garden shed. There is a treatment plant in the garden which is shared by both cottages.

Together, these properties present a fantastic investment or lifestyle opportunity, whether kept as two cottages or reconfigured into one substantial family home in a well-regarded village setting.

LOCATION

Worham is a popular location, centred around Worham Common with its own primary school and post office/stores/tea room. The historic market town of Diss offers excellent amenities including schools, health facilities, sports facilities, regular bus service and mainline railway station to London (Liverpool Street). Norwich, Ipswich and Bury St Edmunds are all about 22 miles.

LOCAL AUTHORITY

Mid Suffolk District Council
Council Tax Band - TBC



4



3



2



4 Miles

1 WILLOW CORNER COTTAGES

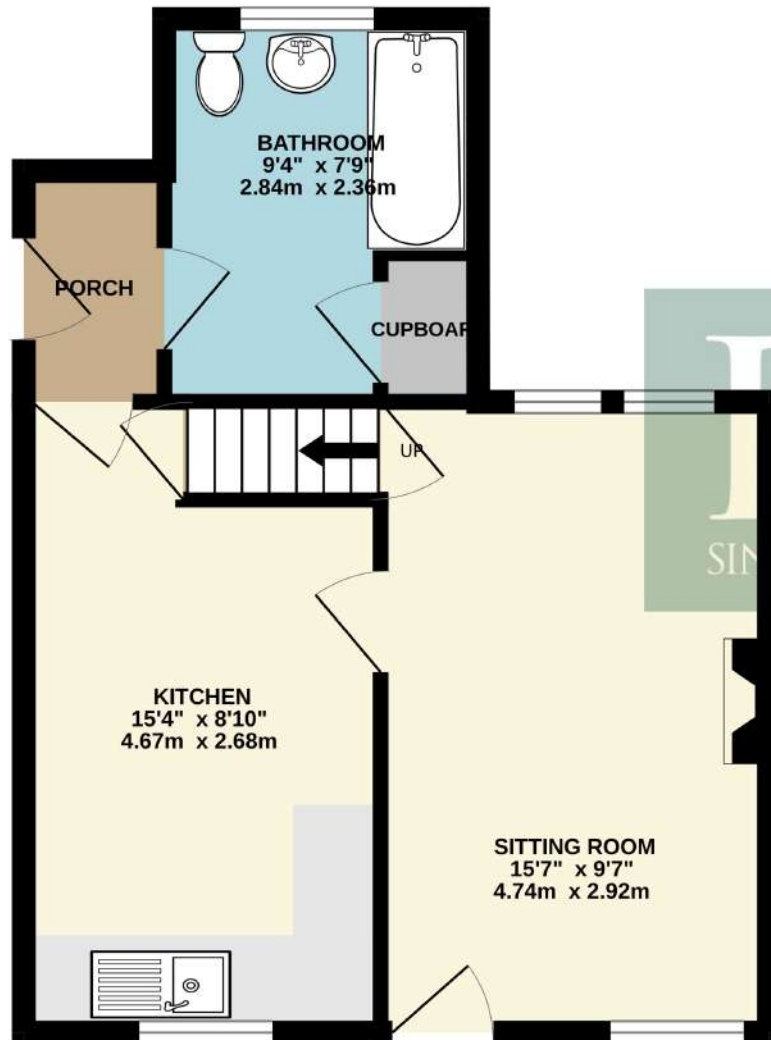


2 WILLOW CORNER COTTAGES



FLOORPLAN - 1 WILLOW CORNER COTTAGES

GROUND FLOOR
377 sq.ft. (35.0 sq.m.) approx.



SERVICES

1 Willow Corner Cottage - Electric storage heaters. Mains water and electricity are connected. Drainage via private sewerage treatment plant.
2 Willow Corner Cottage - Oil fired central heating. Mains water and electricity are connected. Drainage via private sewerage treatment plant.
(Durrants have not tested any apparatus, equipment, fittings or services and cannot therefore verify they are in working order).

VIEWING

Viewing is strictly by arrangement with the vendors' agent Durrants, please call 01379 642233.

1ST FLOOR
286 sq.ft. (26.6 sq.m.) approx.

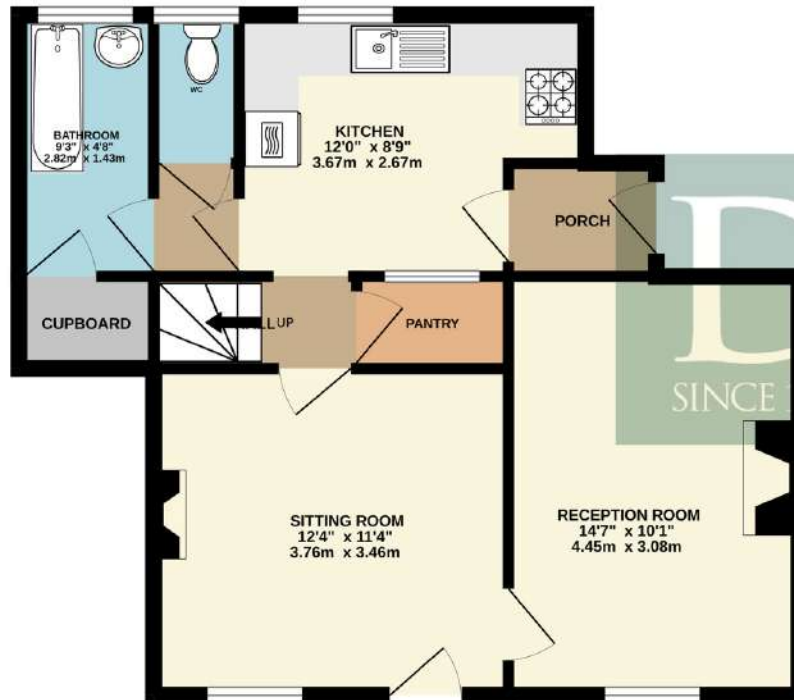


TOTAL FLOOR AREA : 663 sq.ft. (61.6 sq.m.) approx.

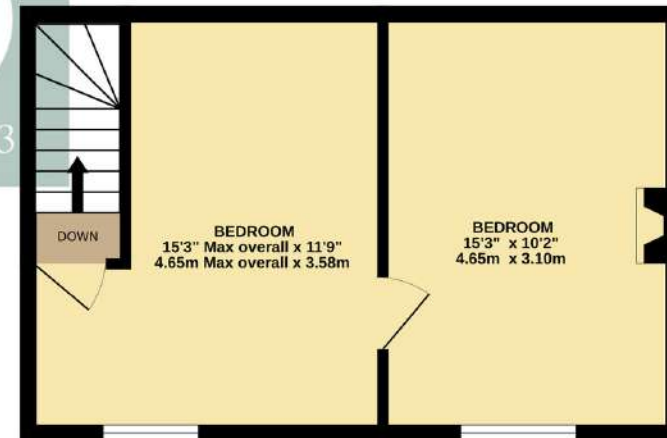
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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FLOORPLAN - 2 WILLOW CORNER COTTAGES

GROUND FLOOR
520 sq.ft. (48.4 sq.m.) approx.



1ST FLOOR
324 sq.ft. (30.1 sq.m.) approx.



TOTAL FLOOR AREA : 844 sq.ft. (78.4 sq.m.) approx.

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