



118 HIGH ROAD
NEEDHAM, NORFOLK, IP20 9LG



NO ONWARD CHAIN A substantial 4-bedroom detached property, perfect for anyone searching for a project to make into their dream home

This well-loved family home is an ideal find for those with vision and wanting to renovate. The property does require general decoration and restoration to return it to its former glory. Number 118 benefits from a generous plot and sits in an elevated position, overlooking the village of Needham. Downstairs, the extensive accommodation consists of a spacious L shaped living room with open fire, dining room, kitchen, utility, additional reception room, double bedroom, conservatory, and shower room. Upstairs you will find three further double bedrooms, bathroom, and WC.

Upon arriving, the property boasts a private inclining drive, front garden, and double garage. The total plot extends to approximately 0.6 acres.

LOCATION

Needham is set along the Waveney just off the A143 making it very convenient for access to the market towns of Harleston and Diss. Harleston is a thriving market town with many historical buildings and an excellent range of independently owned shops along with a supermarket, doctors, dentists and veterinary surgery,

schools to GCSE level, 2 hotels, a number of cafes, restaurants and pubs. Diss train station has a mainline rail link to Norwich and London Liverpool Street.

SERVICES

Gas central heating. Mains water and electric. Drainage via septic tank. (Durrants have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order).

LOCAL AUTHORITY

South Norfolk District Council
Council Tax Band E

VIEWING

Viewing is strictly by arrangement with the vendors' agent Durrants, please call 01379 852217.



4



3



2



0.6
acres



8 miles

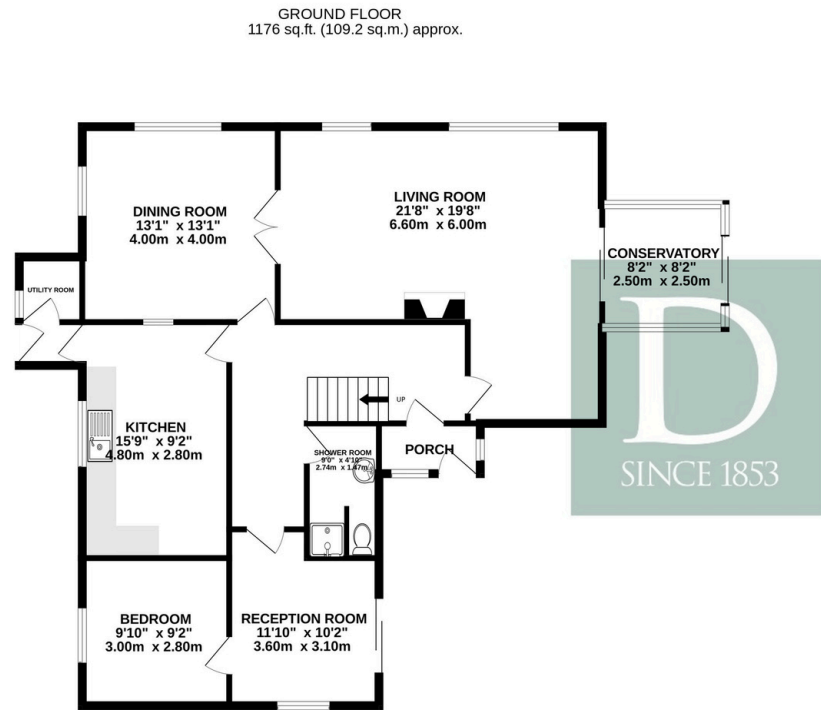


EPC

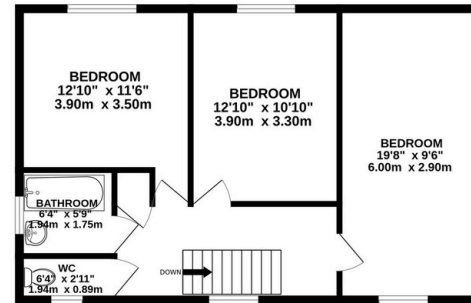


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CHAIN

FLOOR PLAN



1ST FLOOR
604 sq.ft. (56.1 sq.m.) approx.



TOTAL FLOOR AREA : 1780 sq.ft. (165.4 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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LOCATION MAP



Residential Agricultural Commercial On Site Auctions Property Management Building Consultancy Auction Rooms Holiday Cottages

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