



PLOWMAN'S
NEW STREET, FRESSINGFIELD, IP21 5PG



A charming refurbished period cottage which is superbly presented throughout and in the heart of the popular village of Fressingfield

The property is an attractive and charming end of terrace cottage that has been superbly modernised by the current vendor. It is very well presented throughout and has an abundance of character. Located in the heart of the popular village of Fressingfield, the cottage sits behind a picket fence. The front door opens to an attractive sitting room with open fireplace and woodburning stove. A door leads to the recently refitted kitchen/breakfast room with a range of units and a store cupboard under the stairs. There is a rear hall with a door to the garden and stairs to the first floor. A cloakroom completes the ground floor.

On the first floor there is a landing with an airing cupboard. There are two double bedrooms with the rear having a storage cupboard/wardrobe. There is also a refitted bathroom with a shower above the bath.

The rear garden is charming and has been made low maintenance whilst retaining a cottage charm. There is a seating area for alfresco dining and a gate leads to a path and in turn access to the garage

which is the middle of three. There is space for one car in front of the garage.

LOCATION

Fressingfield is an attractive village which is close to the pretty market towns of Diss and Harleston. It has a range of amenities and services to offer, such as two shops, a medical centre, pub, restaurant, primary school, and three churches. Fressingfield has a very active community with a variety of clubs and activities available for all ages. Diss train station is approximately a 20 minute car journey, with direct links to London and Norwich. The stunning Suffolk coastline is roughly 20 miles East of Fressingfield and makes for a lovely family day out.

SERVICES

Oil fired central heating. Mains drainage, water and electric. (Durrants have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order).

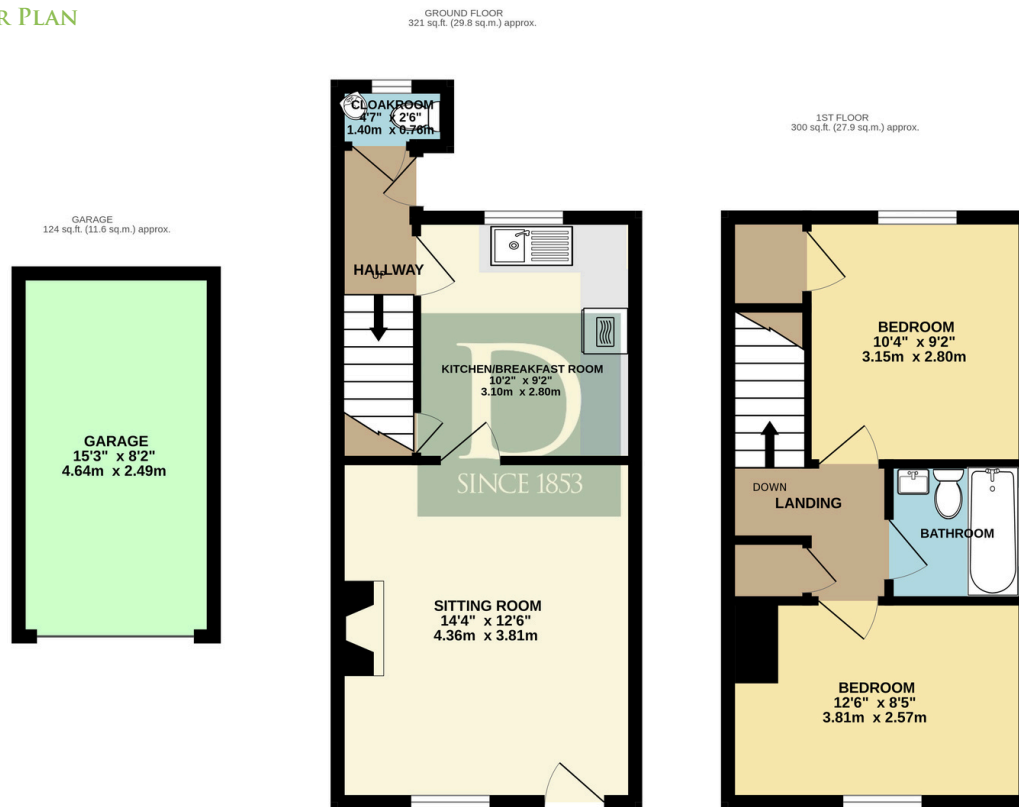
LOCAL AUTHORITY

Mid Suffolk Council & Tax Band A





FLOOR PLAN



TOTAL FLOOR AREA : 745 sq.ft. (69.2 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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MAP



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