



Captains Piece
The Common | Stuston, Diss | Norfolk | IP21 4AB

FINE & COUNTRY

MORE THAN MEETS THE EYE



This wonderful, five bedroom detached home is located within the village of Stuston on the edge of Diss. Since acquiring the property in 2007 the vendors have greatly improved and extended it to create a welcoming place for all the family to enjoy space and privacy. With large very private gardens, delightful well stocked beds, a summer house and fabulous oak framed gazebo, all within a thriving village community yet close to amenities, this home really offers absolutely everything.



KEY FEATURES

- Excellent Detached Village Home
- Five Spacious Bedrooms
- Fabulous Family Room With Vaulted Ceiling
- Large Conservatory
- Wonderful Fitted Kitchen
- Three Bath/Shower Rooms - Including One En Suite
- Off Road Parking For Several Cars
- Sizeable Plot - Around 0.3 Acre (stms)
- Close To Diss With Main Line Station
- Highly Recommended

The current owners were attracted to the property due to the privacy afforded there and were keen for their children to grow up in the countryside. The other criteria was a village setting, with good schools and near to the train station to commute to work. The property meets all of these needs, and the extensive renovations have produced a stunning family home, with versatile use of rooms and allowing an equally luxurious outside space.

Step Inside

What a welcome – the impressive oak porch and double doors truly set the scene on entering Captains Piece. On the ground floor there is a generous entrance hall and sitting room with beautiful parquet floors, a garden room, enormous office with space for two workstations, spacious, well equipped kitchen breakfast/family room, bedroom and contemporary shower room. The stairs take you to a wonderfully light airy landing and a first floor hosting four comfortable bedrooms and a family shower room. The master suite offers a double bedroom, with dressing room leading to a superb ensuite bathroom.

Meeting Every Need

Built in 1953 Captains Piece has seen many changes and extensive refurbishment by the current owners, transforming it to a modern family home yet retaining character. An extension to create a kitchen/diner family room overlooking a courtyard with bifold doors offers a central hub for this home, great for family and friends to share the good times and day to day life too. For those working from home the owners have redesigned and created two separate office spaces, one ground floor and one upstairs, with lots of storage and built in desks maximising the use of space. All flooring has been replaced during which the fabulous original parquet flooring was discovered under carpeting in the original lounge and the dining room, the latter is now used as a ground floor bedroom. This parquet flooring has been renovated in the entrance hall and adds to the wonderful charm of the home. All three bathrooms have been brilliantly transformed including stylish remodelling of the downstairs cloakroom to fit in a shower room next to the toilet and the unique ensuite bathroom with huge deep tub for pure luxury. Bedrooms have also been hugely refurbished, even included removing internal walls, to create both floor to ceiling and walk in wardrobes.

Every need is met here, whether looking for groundfloor bedroom and bathroom, working from home, welcoming visitors for a sumptuous stay or space inside and out to simply embrace rural family life.





KEY FEATURES

Making Memories

Many a milestone party has been celebrated here, including a party for Grandma which involved around 50 guests, a live band and full catering! The heart of the home is the huge kitchen/diner/family room with bi-fold doors to the sunny rear courtyard, and this is where the current owners always congregate...relaxing to chat about their day, devouring family suppers and enjoying summer sunshine or cuddling up by the wood burner in the cooler months. The kitchen is well equipped with three ovens and tasteful housing for the American style fridge – no worries here about cooking for a crowd! The large utility room and pantry also make for easy entertaining. The separate cosy lounge is the absolute go to room in winter with cream wood burner, perfect for snuggling up and watching a film or reading and with the conservatory off it, is also lovely and warm in the summer. The conservatory with insulated roof makes it an additional reception room all year round and was always a firm favourite with the children – a great place to have friends over. In most rooms the owners have installed wooden shutters, and these add to the “warm hug” feel of this home.

Step Outside

Even the exterior of this property has been redesigned and refurbished and offers as much outside enjoyment as the home itself. Outside the outbuildings were renovated to create a garden store and complimented by gorgeous courtyard garden and herb bed – a real sun trap, perfect for a cuppa. The tarmacked drive, secured with large iroko gates, allows parking for up to 5-6 cars. All the fencing has been replaced and a now well-established Portuguese laurel hedge set at the front boundary of the property provides privacy. The gardens have been redesigned and have proved so versatile in use over the years, whether for football games for the children or unwinding in the stunning oak framed gazebo which even has heating and led lights.

The garden is very private and many wonderful family celebrations have been enjoyed here. For the green fingered amongst us the green house and raised vegetable beds offer a grower's paradise, all to be admired from the pretty summer house, which houses a running machine, exercise bike and a separate storage area. The garden is one of the current owners' favourite places to be, whether entertaining with pizzas from the pizza oven out in the courtyard area, barbecuing, or having friends and family over to enjoy an afternoon in the gazebo, chilling late into the evening. As dusk falls it's a magical time here – watching the deer and listening to the owls. Country life really is all around you here, whether the horses, sheep and chickens which live close by or watching “Watership Down” rabbits on the common land either side of the driveway.





























INFORMATION



On The Doorstep

Stuston village is the typical English village with an active friendly community. A social committee arranges an annual summer BBQ on the common and a winter supper, quizzes, village walks and also a Christmas meal. There is also a village litter pick a couple of times a year and a village scarecrow competition. M&S and a petrol station are just five minutes away too.

How Far Is It To?

The village is very well placed for wider connectivity to the market town of Diss, just a few minutes away with its range of amenities including supermarkets, Morrisons, Tescos and Aldi, independent shops for boutique shopping and some great pubs. There is a direct train service into London from Diss, 90 minutes and to Norwich (20 minutes).

Directions

Proceed from the Diss Fine and Country office along Victoria Road taking a right hand turn past Diss Golf Club. At the roundabout take the second exit towards Stuston and the first right hand turn. The property will be located on the right-hand side set back from the road, second driveway on the right.

What Three Words Location

Every 3-metre square of the world has been given a unique combination of three words. Download the app to pinpoint the exact location of this property using the words... [///inefficient.decoded.orchids](http://inefficient.decoded.orchids)

Services, District Council and Tenure

Oil Fired Central Heating

Mains Water, Electricity and Drainage.

Broadband Available - please see www.openreach.com/fibre-checker

Note: There is Fibre to the Cabinet in the street

Mobile Phone Reception - varies depending on network provider Please see www.ofcom.org.uk - to check

Mid Suffolk District Council - Tax Band E

Tenure: Freehold

GROUND FLOOR
1808 sq.ft. (168.0 sq.m.) approx.

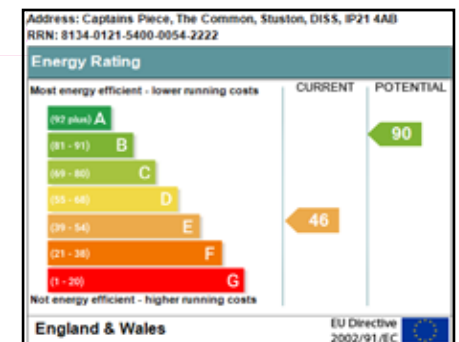


1ST FLOOR
707 sq.ft. (65.7 sq.m.) approx.



TOTAL FLOOR AREA : 2515 sq.ft. (233.6 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.



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