Millway

Farm Millway Lane

Palgrave

Diss









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Millway Farm Millway Lane

Guide Price £775,000

A home where the pace of life naturally slows...
Dating back to the early 18th century yet remarkably remains unlisted, Millway Farm combines centuries of character with a bright, relaxed interior that feels both timeless and effortlessly comfortable.

Stepping through the front door, there's an immediate sense that this is a home which has been loved and lived in. The entrance porch offers a practical place for coats and muddy boots after countryside walks, before leading into three beautifully proportioned reception rooms. Each has its own individual character, with two centred around wood-burning stoves that create inviting spaces to gather on colder evenings. Original timber floorboards run throughout, complemented by exposed beams, red brick fireplaces and the kind of authentic period details that simply can't be recreated. Whether you need a cosy family snug, a formal dining room, a home office or somewhere peaceful to unwind with a book, the layout adapts beautifully to modern family life.

At the heart of the home lies an exceptional kitchen/breakfast/dining/family room stretching to more than 11m in length. Bathed in natural light from large windows and French doors to the rear garden, and skylights, it's a room designed as much for everyday living as it is for entertaining. An exposed brick fireplace with its own wood-burning stove creates a welcoming focal point, while solid timber worktops, a Belfast sink, ink-blue cabinetry with brass furniture, and pamment-tiled flooring bring together classic farmhouse style with thoughtful modern touches. This is the room where life naturally happens. Long breakfasts that become lazy afternoons, children gathering around the table after school, friends lingering over supper, and Christmas celebrations with everyone together. Spacious yet wonderfully welcoming, it's easy to imagine this becoming the heart of family life for years to come. A separate utility room, the most gorgeous utility room we've ever seen, with exposed beams and brickworkkeeps the practicalities of country life exactly where they belong. With direct access to the garden, it's the ideal space for muddy boots after a walk, wet dogs, laundry and all the essentials that come with busy family living.

Three separate staircases lead to the first floor, reflecting the farmhouse's long history and evolution over the centuries. The main house offers five characterful bedrooms, each enjoying its own individual outlook, while both the principal bedroom and the annexe bedroom make the most of far-reaching views across the surrounding countryside. It's the sort of outlook that's never likely to lose its appeal, changing beautifully with every season.

Connected to the main house yet equally capable of standing on its own, the annexe was thoughtfully extended in 2005/06 to create beautifully independent accommodation. With its own kitchen, living space, utility room and shower room on the ground floor, alongside a generous first-floor bedroom and bathroom, it offers endless flexibility. Whether you're welcoming extended family, accommodating guests, giving teenagers their own space or creating a comfortable home for multi-generational living, A separate rear entrance adds to its privacy, making it equally suited to those working from home or anyone seeking potential guest accommodation.

Outside, the lifestyle this home offers becomes immediately apparent. Approached via a peaceful country lane and framed by mature lime trees, the farmhouse enjoys a wonderful sense of privacy from the moment you arrive. An in-and-out driveway provides extensive parking for numerous vehicles, completing a home that balances practical country living with undeniable charm.

Extending to approximately 2.5 acres (stms), the grounds are a wonderful balance of formal gardens and open space. Sweeping lawns are interspersed with mature trees, established planting and productive apple and plum trees, while colourful agapanthus bring vibrant displays throughout the summer months. A traditional garden pond adds further character, while the natural swimming pond provides a truly special feature — perfect for an early morning swim or cooling off on warm summer afternoons. An outdoor shower and WC complete this unique outdoor setting.

The kitchen opens directly onto a generous patio, creating an effortless connection between inside and out for summer entertaining, family barbecues and evenings spent watching the sun disappear across the surrounding fields. Tucked away beneath a rustic pergola, a separate decked seating area offers a quieter retreat to enjoy a morning coffee or lose yourself in a good book.

Beyond the gardens, the adjoining paddock opens up even more possibilities. Whether you've always dreamed of keeping a pony, creating a smallholding, planting an orchard or simply enjoying the luxury of open space, the land provides the freedom to shape it around your own lifestyle. The existing stable, currently used for storage, offers further potential should equestrian use once again become part of the property's future.

Despite its wonderfully peaceful rural setting, the property is perfectly placed for everyday convenience. The village of Palgrave offers a strong sense of community with a popular primary school, village hall, church, recreation ground and playing fields, while scenic walks and quiet country lanes are right on the doorstep.

Just a few minutes away, the thriving market town of Diss provides an excellent range of amenities, including independent boutiques, national retailers, supermarkets such as Tesco, Morrisons, Aldi and Lidl, cafés, pubs, restaurants and takeaways, together with a leisure centre, gym, health centre, dentists, pharmacies and a modern community hospital.

Agents notes...
A pre-recorded walkaround tour is available for this property













TOTAL FLOOR AREA : 319.6 sq.m. (3440 sq.ft.) 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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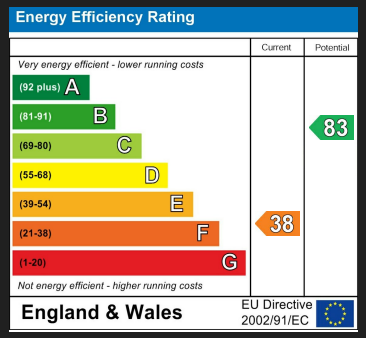
Local Authority

Mid Suffolk

Council Tax Band

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Directions





Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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