

# Mellis Road, Burgate, Diss IP22 1QD

£350,000

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A charming two-bedroom semi-detached cottage retaining a wealth of original character features, situated in a pleasant rural setting approximately six miles from the historic market town of Diss. The property offers well-balanced accommodation including two reception rooms, ideal for both everyday living and entertaining. Outside, the attractive rear garden is enhanced by a log cabin, providing a versatile space suitable for a home office, studio, or leisure use.

## Key Features

- Rurally situated semi-detached cottage
- Original character features including exposed beams
- Conservatory
- Wooden cabin with electricity and heating
- Off-road parking
- Private garden backing onto fields
- Two bedrooms
- Two reception rooms
- Freehold - EPC Rating D
- Council Tax Band A

