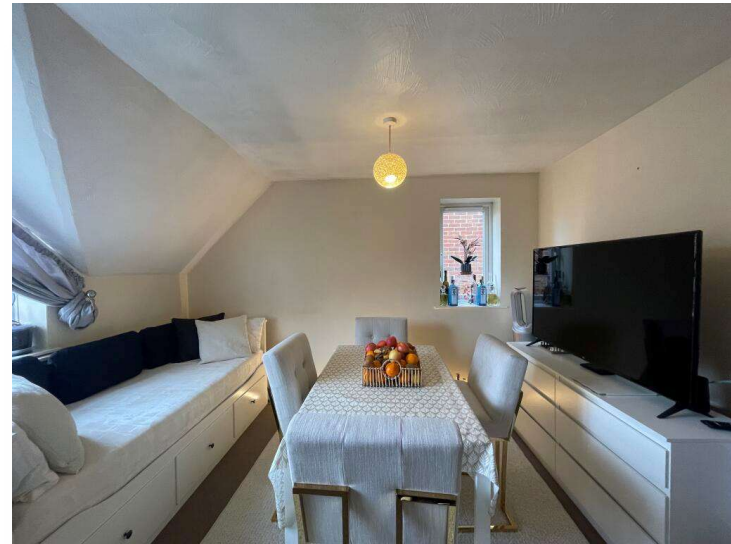




Riverside Maltings, Diss IP22 4RA



welcome to

Riverside Maltings, Diss

A one-bedroom first-floor flat, featuring a bright lounge, recently renovated kitchen, a spacious bedroom and a modern bathroom with bathtub. With allocated parking, communal gardens with a shed.

Lounge

17' 10" x 16' 1" Max (5.44m x 4.90m Max)

Window to front and side aspect, electric heater, carpet flooring.

Kitchen

7' 3" x 6' 4" (2.21m x 1.93m)

Window to side aspect, wall and base units, built in sink, electric hob and oven, tiled splash back, hard flooring.

Bedroom 1

12' 8" x 9' 8" (3.86m x 2.95m)

Window to rear aspect, electric heated, carpet flooring.

Bathroom

Window to rear aspect, w/c, wash basin, bath tub, tiled walls, lino flooring.

Rear Garden

Communal garden, garden shed.

Parking

Allocated parking space

welcome to

Riverside Maltings, Diss

- One-bedroom first-floor flat
- Communal gardens with garden shed
- Allocated parking
- Ideal for first-time buyers or investors
- Close to Diss train station and local amenities

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 250.00

Ground Rent: Ask Agent

£125,000



view this property online williamhbrown.co.uk/Property/DSS111623

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Dec 1991. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
DSS111623 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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