Yew Cottage The Street - Offers In Excess Of £600,000

Hepworth Diss IP22 2PS

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Features

- HISTORIC FORMER MEDIEVAL HALL HOUSE
- GRADE II LISTED
- SUBSTANTIAL PLOT OF APPROXIMATELY 0.56 ACRE
- GENEROUS DRIVEWAY WITH PARKING FOR MULTIPLE VEHICLES
- STUNNING CHARACTER FEATURES INCLUDING EXPOSED BEAMS
- LIVING ROOM, DINING ROOM & SEPARATE STUDY/SUNG
- KITCHEN/BREAKFAST ROOM
- THREE DOUBLE BEDROOMS & ADDITIONAL BOX ROOM
- GARAGE, HOME STUDIO AND SEPARATE GARDEN ROOM
- THATCH BEING UPDATED JANUARY



The Property

Looking for a home steeped in history and character, with grounds to match? This Grade II-listed thatched cottage in Hepworth is believed to originate from a medieval hall house. Set on approximately 0.56 acres, it combines exposed beams, historic brickwork and traditional fireplaces with spacious accommodation, delightful gardens, two versatile garden buildings and generous parking.

Period details include evidence of mullion windows and exposed timbers. The living room has a wood burner, whilst the dining room features a working inglenook open fireplace and French doors onto the rear patio. A kitchen/breakfast room, ground-floor shower room and separate study/snug provide flexibility. Upstairs are three double bedrooms, one accessed via its own staircase, a Jack and Jill-style bathroom and generous storage cupboards. The third floor has a small box room/fourth bedroom. Oil-fired radiators serve the home, with full fibre broadband installed. Outside, the grounds include mature trees, shrubs, a vegetable patch and hedged front and rear boundaries, with timber garden walls elsewhere. A garden room and separate garden studio both have electricity, with a single garage, parking for multiple vehicles, and an EV charger installed.

Hepworth is a picturesque Suffolk village set amid open countryside, with historic buildings, a village church and country walks. Lying just off the A143 between Bury St Edmunds and Diss, it offers a peaceful rural setting with access to wider shopping, schools and services in neighbouring villages and market towns.

Valuer's Opinion: A truly individual period home. It is rare for a property like this to come to the market offering such versatility, space and character. From its historic features to the expansive gardens and flexible outbuildings, this is a rare opportunity to own something truly special.

Agent's Note: Images may have been digitally enhanced, edited or staged using artificial intelligence and may not reflect the property.









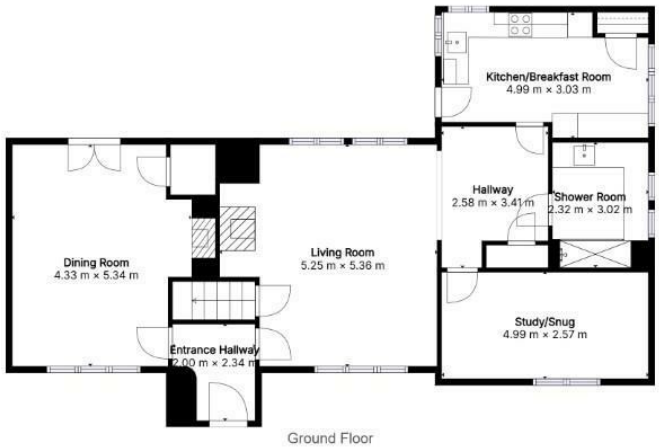




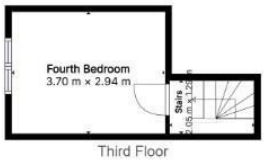


These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.

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Total area: 190.0 m²
Floor 1: 99.7 m² · Floor 2: 76.7 m²
Floor 3: 13.5 m²
Sizes and dimensions are approximate, actual may vary.



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