



Viscount Close, Diss - IP22 4GL



Viscount Close

Diss

This IMPRESSIVE THREE BEDROOM END OF TERRACE TOWN HOUSE offers a FRESHLY DECORATED INTERIOR, ready for you to move straight in and make it your own. Arranged over three floors, with BRAND NEW wired in smoke alarms on all 3 floors, the house offers over 840 sqft internally (stms) with ideal accommodation and layout for a growing family. Step through the front door into a welcoming entrance hall that leads you into the SEPARATE SITTING ROOM, a perfect space to relax or entertain guests. The sitting room leads through to the extended conservatory creating extra storage or reception space. The heart of the home is the 2023 RE-FITTED, MODERN KITCHEN, complete with INTEGRATED APPLIANCES (ideal for busy family life or keen cooks) and 2022 replaced boiler. Completing the ground floor is the useful W/C. Upstairs, you will find THREE WELL-PROPORTIONED BEDROOMS arranged over the top two floors all of which have BUILT IN WARDROBES, including a PRINCIPAL BEDROOM WITH EN SUITE at the top of the house. There is also a FAMILY BATHROOM off the main landing area.



This property benefits from OFF ROAD PARKING FOR TWO OR MORE VEHICLES and a GARAGE (ideal for additional storage or secure parking). Situated in a POPULAR RESIDENTIAL LOCATION, you are within close proximity to the TOWN CENTRE and TRAIN STATION, ensuring excellent connectivity and access to local amenities.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

- End Of Terrace Town House
- Freshly Decorated & Ready to Move Straight Into
- Recently Re-fitted, Modern Kitchen With Appliances
- Separate Sitting Room & Extended Sun Room
- Three Bedrooms with Bathroom, En Suite & Downstairs WC
- Off Road Parking For 2 Vehicles & Garage
- Enclosed Rear Garden
- Popular Residential Location Within Close Proximity Children's Play Area, Town & Train Station

The property is located within easy walking distance of the local shops, amenities and mainline railway station, which has regular services connecting to London, Liverpool Street and Norwich.



The historic market town of Diss is situated on the South Norfolk border and has proved to be a popular location over the years. The town offers an extensive range of amenities and facilities and is only 23 miles to the south of Norwich and 25 miles to the north of Ipswich.

SETTING THE SCENE

The house can be found within a tucked away position with a shingled frontage and main entrance door to the front leading into the hallway. To the side within the communal parking area (and to the side of the house) there is off road parking for numerous vehicles leading to the single garage with electricity including working lights and electrical sockets There is also a side gate access to the rear garden from the parking area.

THE GRAND TOUR

Entering via the main entrance door to the front there is a hallway with stairs ahead to the first floor landing as well as the ground floor w/c. Doors from the hallway lead through to the sitting room at the rear as well as to the kitchen at the front. The modern, 2023 re-fitted kitchen provides a range of wall and base level units with solid quartz worktops over in addition to the gas hob, Neff hide and slide self cleaning oven and dishwasher. There is then space for fridge/freezer and washing machine. Located to the rear is the sitting room with double internal doors into the extended conservatory beyond currently used as a dining room but with excellent options for a range of uses. Doors then lead out to the garden.

Heading up to the first floor floor landing you will find two ample bedrooms and a family bathroom. Both bedrooms offer fitted wardrobes and plenty of natural light. The family bathroom is neutral with a bath and shower over, w/c and hand wash basin. The top floor is where the main master bedroom is located with a large walk in storage cupboard, Dorma window to the front and a 2025 remodelled en-suite shower room. Off the landing there is further fitted storage adding to the excellent options throughout the home for storage.

FIND US

Postcode : IP22 4GL

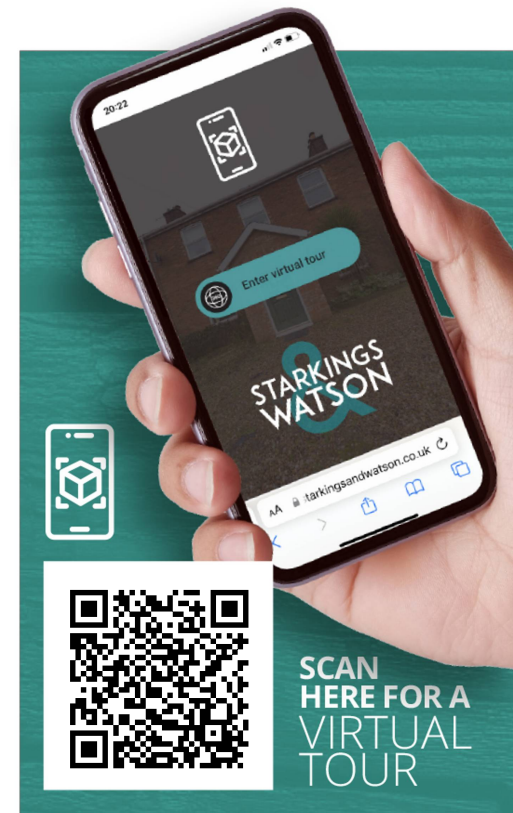
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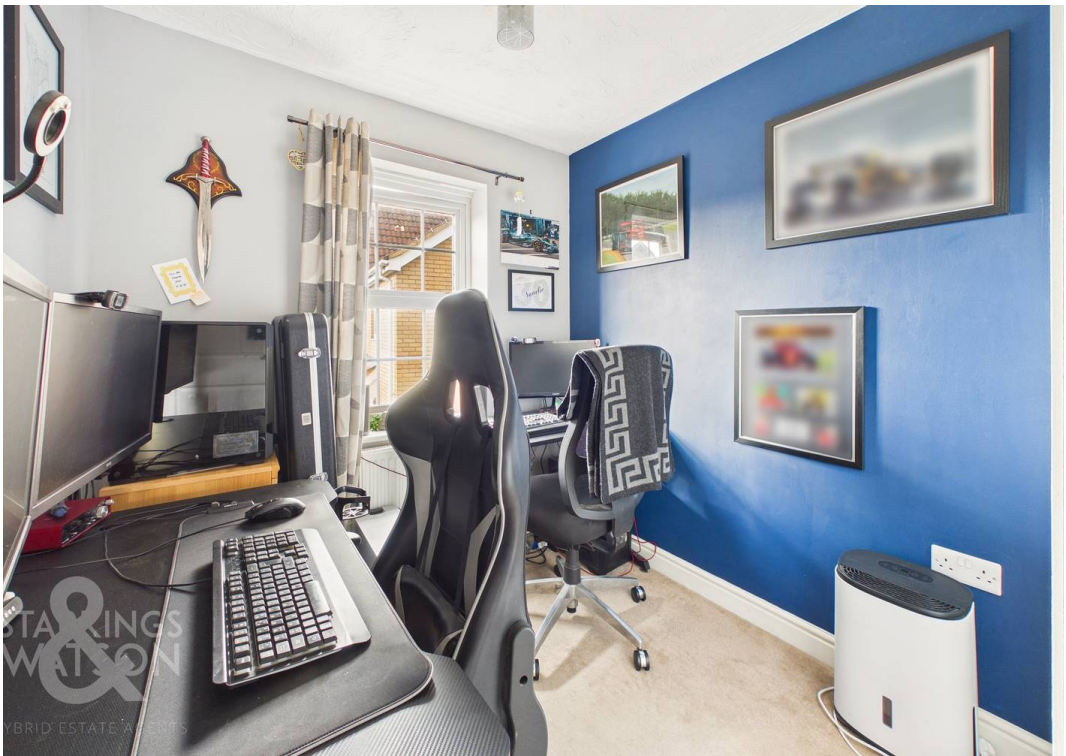
VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

AGENTS NOTES

FFTP receiving up to 1GB





THR GREAT OUTDOORS

Stepping through the French door from the conservatory, you will find yourself standing on a large brickweave patio, ideal for garden furniture to entertain and enjoy the warmer weather. The remaining garden is laid to lawn, with a white pebbled boarder featuring bedding plants. Being fully secure with panel fencing and a latch and brace gate (External/border fence replaced in 2026) this area is perfect for children and pets to play with safety in mind.

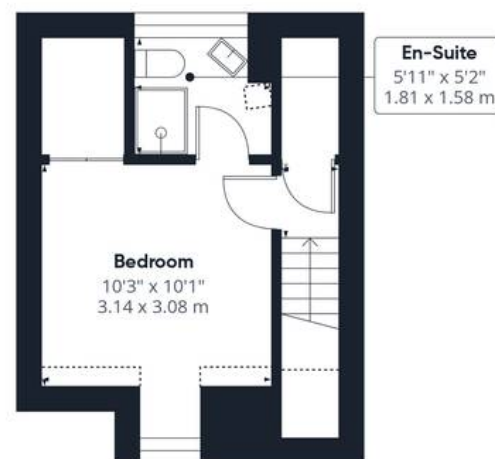




Ground Floor



Floor 1



Floor 2



Approximate total area⁽¹⁾

842 ft²

78.2 m²

Reduced headroom

7 ft²

0.6 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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