



Constable Close, Diss, IP22 4YP
Guide Price £180,000 - £190,000



A really well proportioned two bedroom mid-terrace house located within walking distance of local amenities and benefitting from no onward chain.

Constable Close, Diss

Key Features

- No onward chain
- Two double bedrooms
- Upstairs bathroom
- Walking distance to amenities
- Off-road parking
- Freehold
- Council Tax Band B
- Energy Efficiency Rating D.

Situation

Located to the west of Diss, the property is found within easy/short walking distance of the town centre and enjoys from being found within a small close surrounded by similar attractive properties upon spacious plots. The historic and thriving market town of Diss is found on the south Norfolk borders within the beautiful countryside surrounding the Waveney Valley. The town offers an extensive and diverse range of many day to day amenities and facilities with the benefit of a mainline railway station with regular services to London Liverpool Street and Norwich. For the motorist there is easy access to the A140 with Norwich lying approximately 25 miles to the north and Ipswich respectively 26 miles to the south.

Description

A really well proportioned two bedroom mid-terrace house built of traditional brick and block cavity wall construction, the property further benefits from having replacement sealed unit UPVC windows and doors and is heated via gas central heating to radiators. Entry is gained via the porch which leads into the lounge diner, this is a good size space with a door to the kitchen and stairs to the first floor. The kitchen is also a good size and comes with plenty of counter space and storage cupboards, it's also located to the rear of the home with views out to the garden. Upstairs is where you will find the two double bedrooms and the family bathroom.

Externally

The property is well positioned within a small close, having gardens to the front being predominantly laid to lawn and a paved pathway leading up to the house. The rear garden, which is enclosed by panel fencing backs onto an established tree line providing a pleasant leafy green outlook. This well-kept outside space is fairly low maintenance with a manageable lawn area, there is also a pathway which leads you to the back end of the garden where you will find a shed with power and light. A gate provides access round to the front of the property which is ideal for anyone who perhaps needs to store a bicycle. The home also comes with allocated parking for two vehicles which is found to the left hand side of the property.



Constable Close, Diss

The rooms are as follows:

ENTRANCE PORCH:

Entry via upvc double glazed door to front aspect, double glazed window to side, lino flooring.

LOUNGE/DINER: 19' 1" x 11' 7" (5.82m x 3.53m)

With window to front aspect, stairs rising to first floor level, under stairs storage cupboard. Door giving access to the kitchen.

KITCHEN: 7' 7" x 11' 7" (2.31m x 3.53m)

The kitchen offers wall and floor units, roll top work surfaces, inset stainless steel sink with drainer, tiled splashback, space for freestanding cooker and fridge freezer, space for washing machine, wall mounted boiler. Window to rear aspect and upvc door giving external access. Lino flooring.

FIRST FLOOR LEVEL - LANDING:

Giving access to the two bedrooms and bathroom.

BEDROOM ONE: 10' 3" x 11' 7" (3.12m x 3.53m)

With window to front aspect, built-in cupboard over stairs.

BEDROOM TWO: 9' 6" x 11' 7" (2.91m x 3.53m)

Window to rear aspect.

BATHROOM: 6' 8" x 5' 4" (2.03m x 1.63m)

Comprising panelled bath with shower over, low level wc and hand wash basin. Part tiled walls. Lino flooring.

SERVICES:

Drainage - mains

Heating - gas

EPC Rating - D

Council Tax Band - B

Tenure - freehold

OUR REF: 8412



Constable Close, Diss



Floor 0

Approximate total area⁽¹⁾
607.20 ft²



Floor 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

