



Ransome Avenue, Scole, Diss, IP21 4EA

Guide Price £300,000

OCCUPYING A LARGE CORNER PLOT POSITION IN THE REGIONS OF 0.5 ACRE (STS) THIS SPACIOUS THREE BEDROOM DETACHED BUNGALOW HAS BEEN SIGNIFICANTLY ENHANCED AND UPGRADED TO A VERY HIGH SPECIFICATION. FURTHER BENEFITING FROM DOUBLE DETACHED GARAGE AND SOUTHERLY FACING REAR GARDENS.

- Double garage
- X3 Double bedrooms
- New kitchen and bathroom
- Southerly facing rear gardens
- 0.5 acre plot (sts)
- Council Tax Band C
- Freehold
- Energy Efficiency Rating F.



Property Description

SITUATION

Enjoying a pleasing spacious corner plot position at the end of a no-through road, the property is within walking distance of amenities and open rural countryside. The village of Scole offers a good range of local amenities and facilities including shop, convenience store, hotel/restaurant, public house, fine church, schooling and garage. The village is situated just three miles to the east of Diss and within the beautiful countryside on the south Norfolk borders along with the Waveney Valley. The historic and thriving market town of Diss provides a more extensive and diverse range of many day to day amenities and facilities with the benefit of a mainline railway station with regular/direct services to London Liverpool Street and Norwich.

DESCRIPTION

The property comprises of a three bedroom detached bungalow being of non-standard construction with brick elevations under a pitched interlocking tiled roof and with the benefit of the installation of replacement sealed unit upvc double glazed windows and doors, whilst being heated by an external oil fired central heating boiler via radiators. Within the last three years the property has been the subject of a significant refurbishment programme having been much enhanced and upgraded to a high specification. Still presented in a most excellent decorative order and with particular notice drawn to all of the rooms being well-proportioned and flooded by plenty of natural light.

EXTERNALLY

The property is approached via a brick weave driveway leading up to the bungalow and giving extensive off-road parking space for a number of vehicles, to the side aspect in turn access leads to the double detached garage, (measuring 19' 11" x 18' 7" (6.09m x 5.67m) with electric roller door to front, boarded out loft space for storage, power/light connected, work bench to rear. (Window to rear and upvc door). The main gardens lie to the rear and are of a particularly generous size somewhere in the regions of 0.5 acres (sts) enjoying a southerly aspect and being predominately laid to lawn. Abutting the rear of the property is a brick and paved patio area creating an excellent space for alfresco dining. Abutting the rear of the property is a recently erected timber workshop measuring 15' 11" x 10' 0" (4.87m x 3.06m) separated into two areas. The shed has extension lead power from garage.

The rooms are as follows.

ENTRANCE HALL: 16' 4" x 4' 6" (5.00m x 1.39m) Access via upvc double glazed frosted door to front, a spacious and welcoming first appearance, vinyl flooring and replaced internal doors giving access to the three bedrooms, bathroom and reception room. Built-in airing cupboard to side. Access to loft space above.

RECEPTION ROOM ONE: 13' 5" x 15' 1" (4.10m x 4.60m) A bright and spacious double aspect room found to the front of the property. A particular focal point of the room is the feature fireplace with inset electric fire and marble hearth with surround.

KITCHEN/BREAKFAST ROOM: 19' 10" x 9' 1" (6.06m x 2.78m) With window to the side aspect and upvc double glazed sliding door to side giving external access. The kitchen has only been installed within the last couple of years and offers an extensive range of wall and floor unit cupboard space with marble effect roll top work surfaces over and tiled splashbacks. Inset

porcelain one and a half bowl sink with drainer and mixer tap. Integrated appliances comprising of a four ring electric touch hob with extractor above, fitted oven to side, space and plumbing for automatic washing machine, dishwasher and tumble dryer. Secondary door giving access through to reception room two/garden room.

RECEPTION ROOM/GARDEN ROOM: 25' 10" x 10' 11" (7.89m x 3.33m) Of upvc double glazed construction and being an expansive room essentially giving space for a lounge and dining area. Two double French doors opening onto the paved patio area.

BEDROOM ONE: 13' 5" x 11' 10" (4.10m x 3.61m) With window to the side aspect being a spacious double bedroom serving well as the master bedroom and with two double built-in storage cupboards.

BEDROOM TWO: 10' 4" x 11' 8" (3.16m x 3.57m) With window to the front aspect again being a large double bedroom.

BEDROOM THREE: 10' 4" x 11' 11" (3.15m x 3.64m) With window to the rear aspect being a spacious double bedroom. Two double built-in storage cupboards to side.

BATHROOM: 7' 3" x 10' 8" (2.23m x 3.26m) With frosted window to the rear aspect. A recently installed suite in white comprising of a double shower cubicle, corner bath with shower attachment, low level wc, wash hand basin, heated towel rail. Fully tiled. Built-in storage cupboard.

OUR REF: 7311



Viewing Arrangements

Strictly by appointment

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

