



| Bressingham | IP22 2BY
Asking Price £495,000

twgaze

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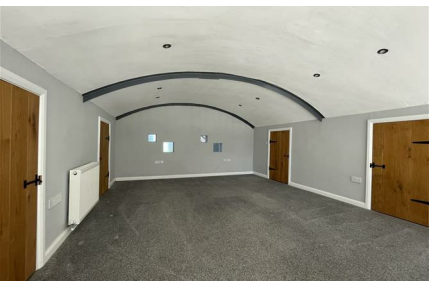
Unique property offering spacious, open plan kitchen and living accommodation creating a superb social hub for entertaining. Mezzanine reception/bedroom area. Established gardens. Countryside setting with views. No onward chain.

- Unique and interesting property set in countryside location
- Former Cinema for RAF Fersfield
- Glazed arched gable end
- Mature grounds with established trees and hedging
- Excellent views
- Open plan kitchen / living space
- Mezzanine reception / bedroom area
- Roughly 4 miles from Diss area
- No chain

Location

The property and small neighbouring cluster development is sited on land which originally formed part of a RAF Fersfield during the Second World War - where Joseph Kennedy was known to have visited. The immediate location is rural, with plenty of open countryside and walks on the doorstep, yet within 4 miles from the pretty, well served market town of Diss. The town offers a wide range of independent shops, cafes and restaurants, along with good shopping, leisure, schooling and transport facilities, including bus and rail connects. The station is on the mainline to Norwich, Ipswich and London Liverpool Street.





Property

As the name states, at one time the property was a Cinema which was used by the servicemen and women stationed at the airbase, and the visible film projector holes in the first floor bedroom provide a nod to its previous use. The Old Cinema has since been extensively renovated by the current seller, and offers a unique opportunity to purchase a bright, spacious home with heritage. The accommodation is spread across two floors, with the Mezzanine area at the front allowing for a multitude of uses, such as a cosy winter snug, or further bedroom space if necessary. A large open plan kitchen/living room is below and this is a wonderful, bright space which has a 'wow' factor, not only due to it being a social hub which is ideal for parties and family gatherings, but also its glazed gable end that's flooded with light for much of the day.

Outside

The property is approached via a private driveway, with entrance gate opening to the property. A driveway allows ample parking. The grounds are mature and laid to lawn with trees and hedging to borders. The property is set in an idyllic countryside setting, so as you may expect has some excellent countryside views beyond the boundaries.

Agent note

The next owners will enter into an agreement to help towards any future share driveway maintenance/costs.

Services

Mains electricity and water. Oil fired central heating. Private drainage system

How to get there

What3words [///spouse.skillet.fetch](https://www.what3words.com/#!/share/3wz4g2g3/3wz4g2g3/3wz4g2g3)

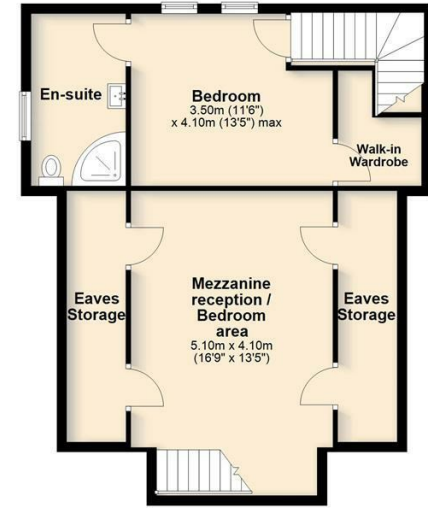
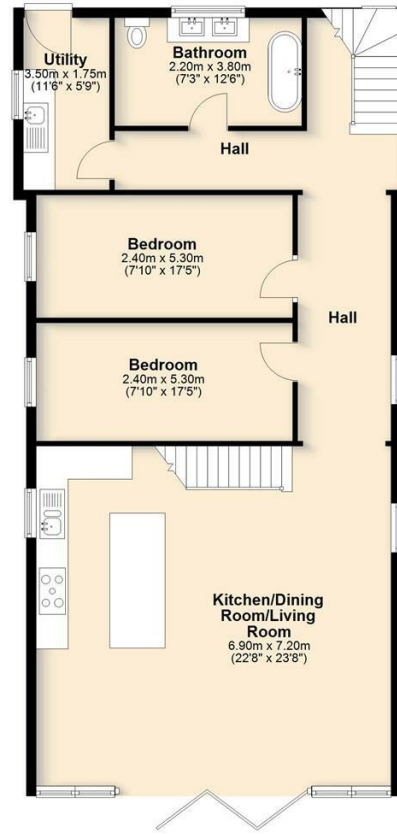
Viewing

By appointment via TW Gaze

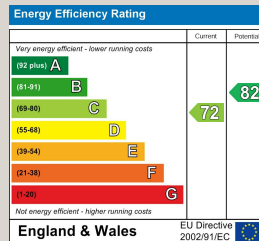
Council Tax band: C

Freehold

Ref: 2/19900



Total area: approx. 179.4 sq. metres (1931.3 sq. feet)



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