



70 Rectory Road, Dickleburgh

Guide Price £210,000 - £220,000

70 Rectory Road

Dickleburgh, Diss

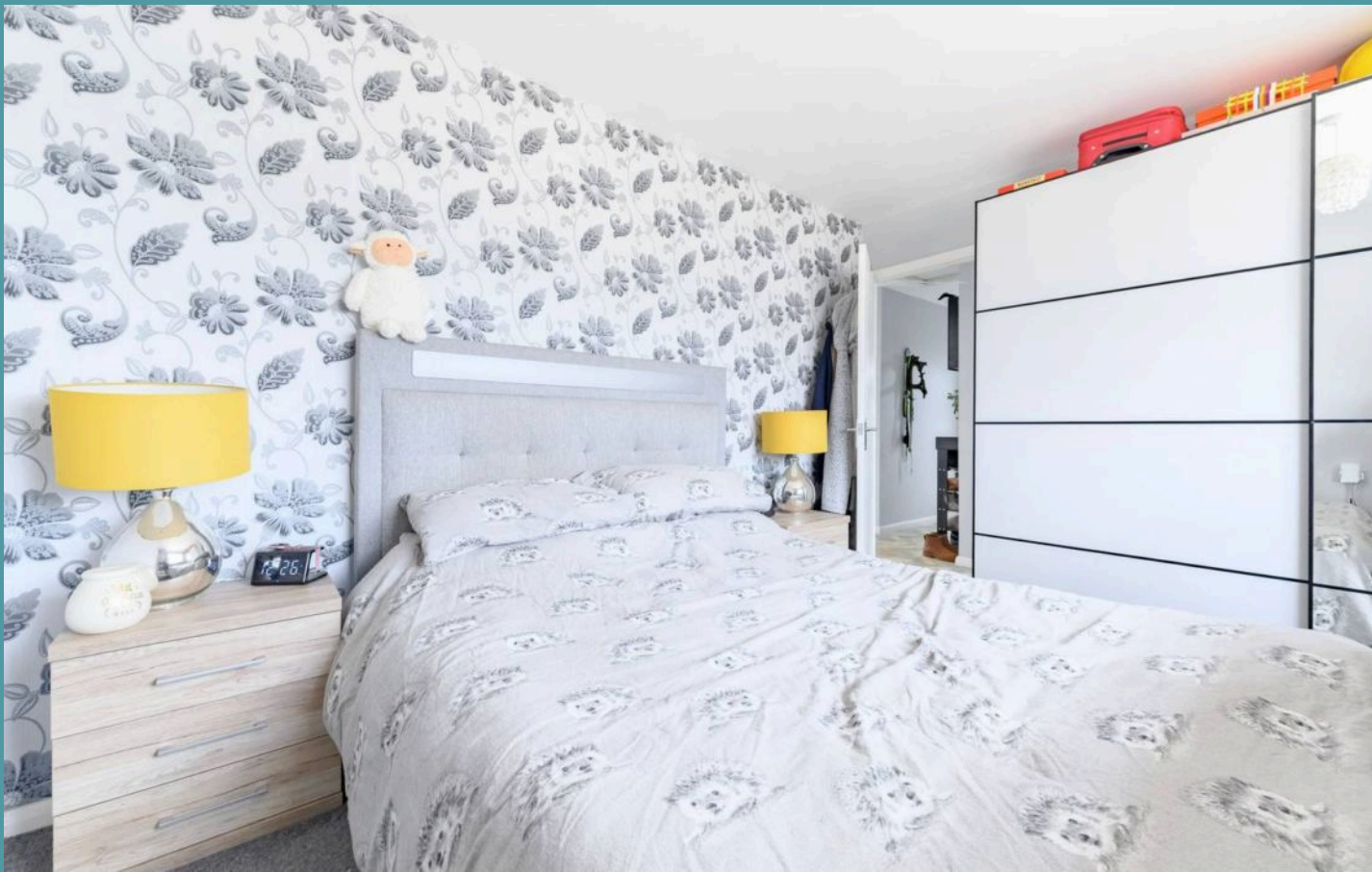
Welcome into this beautifully presented semi-detached bungalow in the sought-after village of Dickleburgh—perfect for first-time buyers, downsizers, or anyone seeking easy single-level living. Light-filled and welcoming, the property features a spacious sitting room, well-equipped kitchen, two comfortable bedrooms, and a stylish modern bathroom. Outside, you'll find a generous, well-maintained garden with a large patio—ideal for relaxing or entertaining—plus ample driveway parking and a garage. With excellent village amenities and good transport links nearby, this is a fantastic opportunity to enjoy a peaceful yet connected lifestyle.

Location

Rectory Road in Dickleburgh is a pleasant residential street set in the heart of this well-regarded South Norfolk village. The area is popular with families and retirees, thanks to its peaceful surroundings and community atmosphere. Local amenities are within easy walking distance, including a well-stocked village shop with a Post Office, and The Crown pub, which serves food and drink throughout the week. There's also a nearby fish and chip shop offering takeaway options.

Families are well served by Dickleburgh Church of England Primary Academy, a highly-regarded local school catering for children aged 2 to 11. For older students, Diss High School and other secondary options are just a short drive away in Diss.





70 Rectory Road

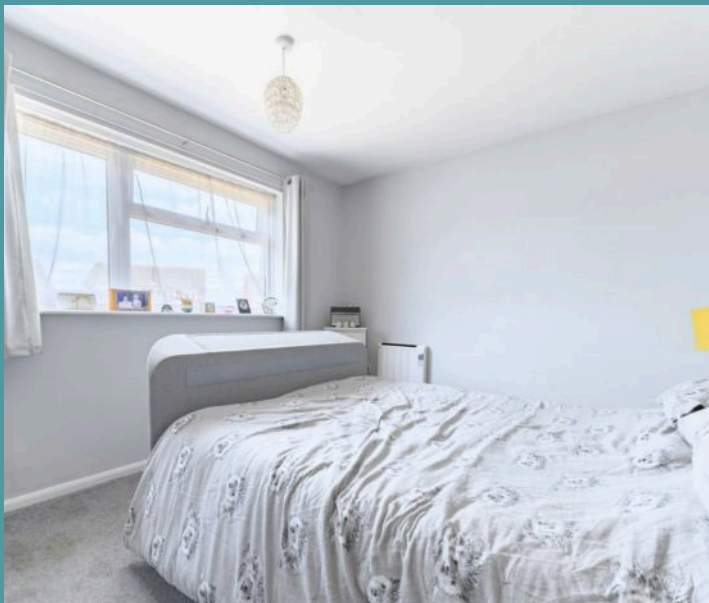
Dickleburgh, Diss

Healthcare needs are met by local GP surgeries, with The Lawns Medical Practice and other facilities located in Diss, around four miles to the south. Pharmacy services and dental practices are also available in Diss, which acts as the main hub for many wider services including supermarkets and banking.

Transport links are good for a rural setting. Rectory Road connects conveniently to the A140, providing easy access to both Norwich to the north and Ipswich to the south. Diss railway station offers regular services on the mainline to London Liverpool Street, ideal for commuters. Local bus routes also serve the village, linking it with Diss and surrounding areas, while many residents make use of private cars for everyday travel.

Rectory Road

Stepping inside, a welcoming entrance hall greets you with a bright and airy feel that flows throughout the home. At the heart of the property is a spacious sitting room—a light-filled and comfortable space, thanks to large windows that draw in natural daylight. Perfectly suited for both relaxed everyday living and entertaining guests, this room offers generous proportions with flexibility for various furniture arrangements.





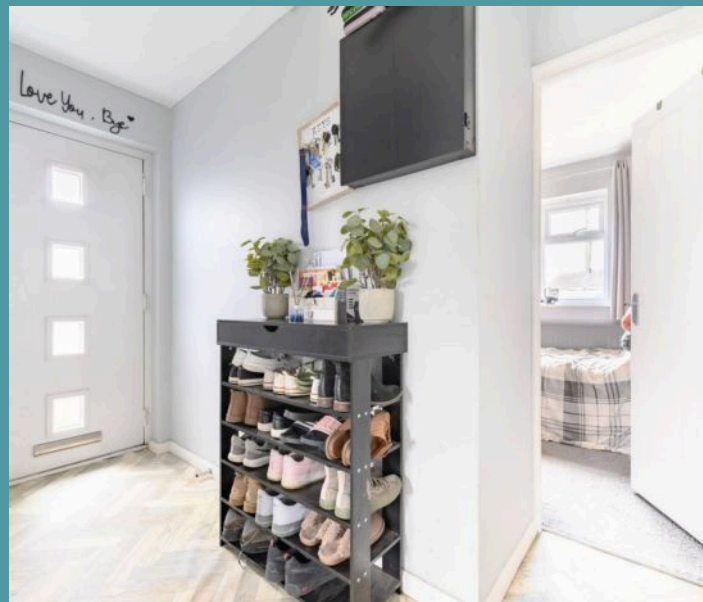
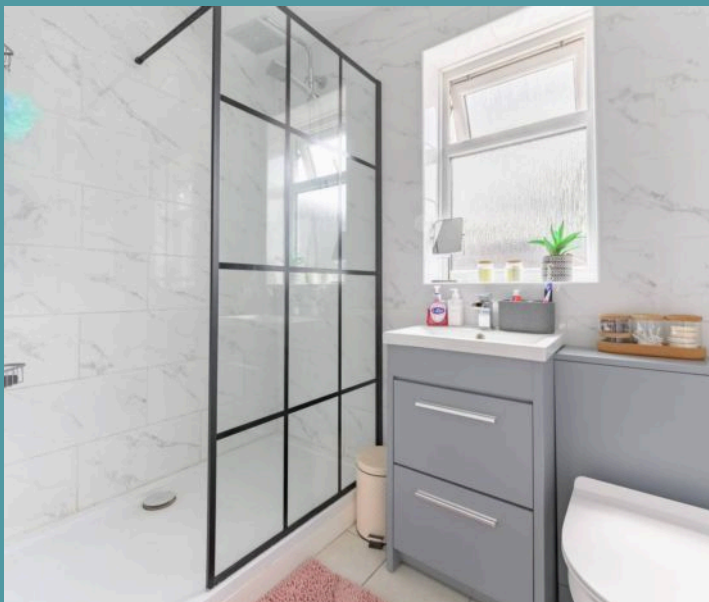
70 Rectory Road

Dickleburgh, Diss

The adjacent kitchen is thoughtfully designed with practicality in mind. It is fitted with an extensive range of wall and base units, providing ample storage and work surfaces. An integrated oven and hob cater to cooking your favourite meals, while designated space is available for both a dishwasher and washing machine.

The property offers two well-sized bedrooms, both presented in neutral tones. The principal bedroom comfortably accommodates a double bed along with wardrobes or other furnishings, while the second bedroom is versatile—ideal as a children's room, a guest room, a home office, or hobby space. Serving the accommodation is a modern family bathroom, appointed with a contemporary three-piece suite.

A particular highlight of this home is its large and well-maintained rear garden—an ideal space for outdoor living. A large paved patio area offers the perfect setting for al fresco dining, summer barbecues, or simply relaxing in the afternoon sunshine. Beyond this, is a raised laid to lawn for garden activities and enjoyment. To the front of the property, a private driveway allows for ample off-road parking, while a garage offers excellent storage options.





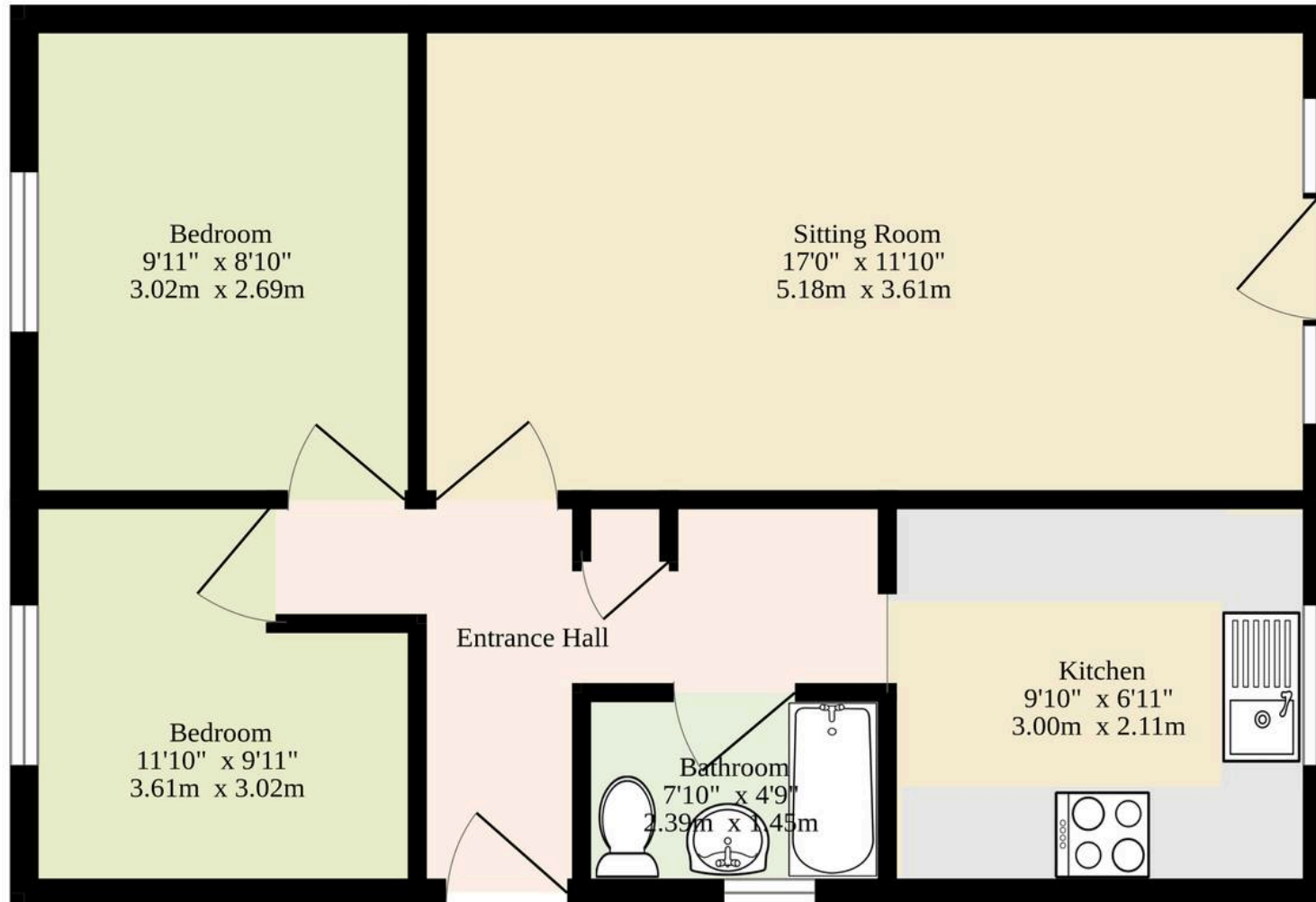
70 Rectory Road

Dickleburgh, Diss

- Semi-detached bungalow in the village of Dickleburgh
- Suitable first time purchase, if you are looking to downsize, or if you require a single-floor layout
- Spacious sitting room filled with natural light, inviting relaxation and entertaining
- Kitchen equipped with wall and base cabinetry, an integrated oven, space for a dishwasher and washing appliances
- Two bedrooms and a bathroom, with a modern three-piece suite
- A large and well-maintained garden, featuring a generous size patio and a laid to lawn
- A driveway providing ample off-road parking
- Garage for storage options
- Within easy reach of local shops, schools, healthcare facilities and transport links



Ground Floor
532 sq.ft. (49.4 sq.m.) approx.



TOTAL FLOOR AREA : 532 sq.ft. (49.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

