



Bethel Farm, Mill Lane, Thorpe Abbots

Diss

Guide Price £1,100,000
Minors & Brady

Bethel Farm, Mill Lane

Thorpe Abbots, Diss

Guide Price: £1,100,000 - £1,200,000. Where the whisper of deer in the dawn greets your windows, this farmhouse transcends ordinary living. Nestled within a welcoming village, it blends timeless countryside character with contemporary comfort across six acres of meticulously tended land. Once a five-bedroom home, now four expansive bedrooms provide luxurious family living, complemented by three residential homes offering income potential. Inside, rich beams, classic period details, and an inglenook fireplace create a warm, inviting atmosphere, while a sunroom frames panoramic views of gardens, paddocks, and wildlife. The kitchen is a statement of craftsmanship and practicality, featuring handmade units, a deep blue AGA, and bespoke storage, while utility and boiler rooms provide seamless modern infrastructure. Outdoors, mature trees, fruit-laden gardens, and a natural pond create a private sanctuary, with additional paddocks, woodland, and outbuildings enhancing versatility. Thoughtful additions such as discreetly placed solar panels further balance tradition with sustainability. This is more than a home—it is a lifestyle, a rare fusion of heritage, tranquility, and opportunity where every detail has been designed to delight.

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- A distinguished private tree lined driveway sets the scene for the property, creating an immediate sense of exclusivity and privacy on arrival
- The accommodation offers four/five well proportioned bedrooms, including a principal suite with dressing room and ensuite bathroom, designed as a private retreat
- At the core of the home, an elegant lounge and dining hall features an impressive inglenook fireplace, exposed beams and a welcoming sense of heritage
- The bespoke farmhouse kitchen combines craftsmanship and practicality, centred around a deep blue AGA, Belfast





M&B

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Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



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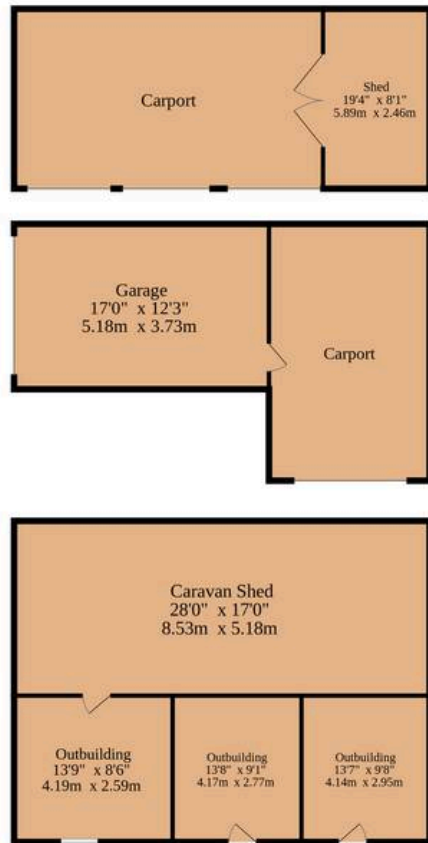
Thorpe Abbots: Idyllic Countryside Living with Exceptional Connectivity

Nestled in the heart of the idyllic Waveney Valley, Rushall (with the village boundary running through the front meadow into Thorpe Abbots) is a charming and peaceful village that offers the perfect blend of countryside serenity and excellent connectivity. It feels worlds away from the bustle of modern life, yet provides remarkable practicality for those who need to stay connected.

Just 6.5 miles from Diss and only 4½ miles from the mainline station, the village places historic market towns, scenic countryside, and essential amenities effortlessly within reach.



Outbuildings
1222 sq.ft. (113.5 sq.m.) approx.



Ground Floor
1392 sq.ft. (129.3 sq.m.) approx.



Excluding Carports

1st Floor
1146 sq.ft. (106.5 sq.m.) approx.



TOTAL FLOOR AREA : 3760 sq.ft. (349.3 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.

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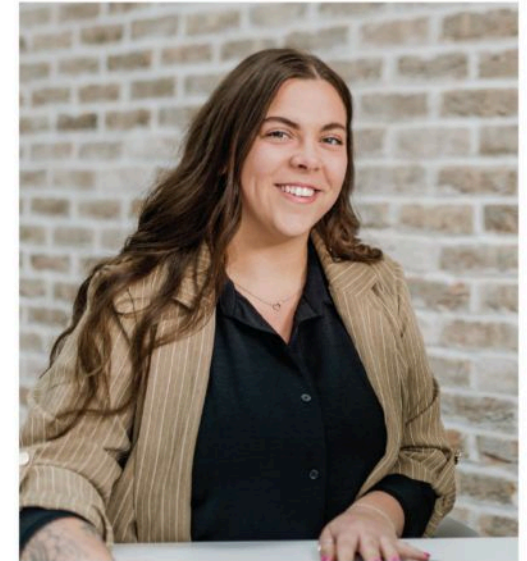
Dreaming of this home? Let's make it a reality



Meet *Nicola*
Branch Manager



Meet *Theo*
Property Consultant



Meet *Anya*
Aftersales Progressor

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