



WHITE LION  
HOUSE

6 White Lion House, Broad Street

Eye

Minors & Brady



## 6 White Lion House

Broad Street, Eye

Step through the doorway of history and into a home that perfectly balances character and contemporary living. This Grade II listed townhouse, once a 15th-century coaching inn, sits at the heart of the charming Suffolk town of Eye, offering a unique blend of heritage features and modern comforts. With spacious, light-filled rooms, a welcoming sitting area centred around a brick-built inglenook fireplace, and a kitchen designed for both style and practicality, the home effortlessly caters to relaxed, everyday living. Three generous double bedrooms, well-appointed bathrooms, a versatile cellar, and a private low-maintenance terrace complete the picture, while two parking spaces and a gated community setting provide ease and security. Chain free and full of character, this property is a rare opportunity to embrace the history and lifestyle of one of Suffolk's most picturesque towns.



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## 6 White Lion House

Broad Street, Eye

- Chain free
- Grade II listed town house proudly positioned in the heart of the Suffolk town of Eye
- Originally a 15th-century coaching inn, later converted and extended in 1986 into a collection of distinctive homes
- 1,396 sqft of accommodation that obtains its original character features of exposed timber beams, brick-work and tiled flooring
- Spacious sitting room accentuated by a brick-built inglenook fireplace with an inset wood burner
- Kitchen fitted with modern cabinetry, an integrated oven, a dishwasher and areas for your own appliances
- Three double bedrooms across the upper floors, offering comfort and privacy
- A ground-floor WC, a first-floor family bathroom and a private en-suite adjoined to the top floor bedroom, all comprising of modern suites
- A large cellar that can be utilised as storage, or has the opportunity to be converted (stpp)
- A private, low-maintenance terrace, suitable for seating arrangements or potted plants





## 6 White Lion House

Broad Street, Eye

### Location

Broad Street lies at the heart of Eye, a small historic market town in Suffolk. The street is primarily residential but retains a traditional high street feel, with a selection of independent shops, local services, and cafés that cater to both residents and visitors. You'll find convenience stores, a pharmacy, and a few small boutiques, along with eateries offering everyday meals and coffee. The street's proximity to Eye Market Place means that weekly markets spill into the area, maintaining a strong sense of community and regular foot traffic.

For families, Broad Street is well placed for education. The nearest primary school is St Peter and St Paul Church of England Primary School, easily walkable, while Hartismere School serves older children and is a short distance away, making the street appealing for households with school-age children.

Transport links are practical for a town of this size. Local bus services connect Eye with nearby towns such as Diss, Stowmarket, and Ipswich, and the nearest train station is in Diss, around 3–4 miles away. The A140 provides a convenient route for car travel to regional centres, while pedestrian and cycling routes make local trips easy.

The lifestyle on and around Broad Street balances accessibility with a quiet, small-town rhythm. Daily errands can often be done on foot, local cafés and shops provide opportunities for social interaction, and the surrounding countryside is just a short walk or drive away, giving residents a mix of convenience and open space.



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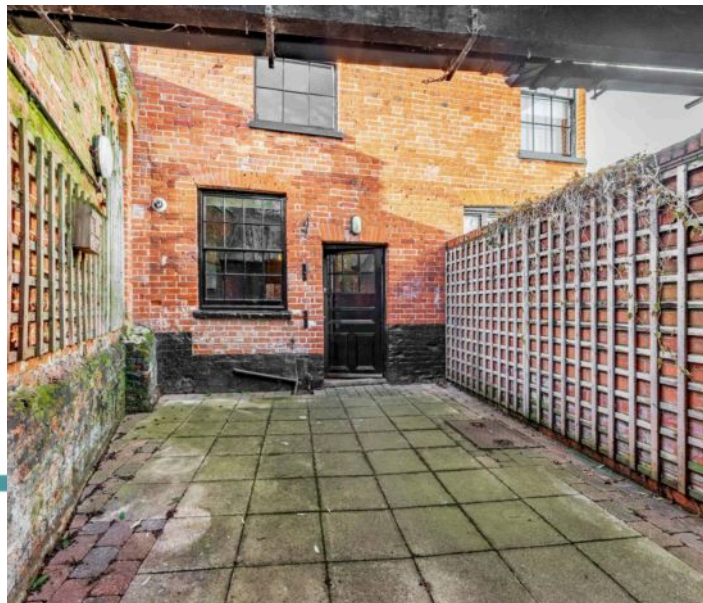
## 6 White Lion House

Broad Street, Eye

Steeped in history and brimming with character, this Grade II listed townhouse is proudly positioned in the charming Suffolk town of Eye. Originally dating back to the 15th century as a coaching inn, the property was sympathetically converted and extended in 1986 to create a collection of distinctive homes, each retaining its unique historic charm.

Spanning 1,396 sq ft, the accommodation thoughtfully blends original features with modern comforts. Exposed timber beams, brickwork, and traditional tiled flooring celebrate the home's heritage, while a welcoming entrance leads seamlessly into a spacious sitting room, centred around a brick-built inglenook fireplace with an inset wood burner, the perfect focal point for cosy evenings.

The kitchen is fitted with contemporary cabinetry, an integrated oven, and dishwasher, complemented by space for your own appliances, creating a practical yet stylish hub for daily living. Three generous double bedrooms across the upper floors offer both comfort and privacy, while a ground-floor WC, first-floor family bathroom, and private en-suite to the top floor bedroom provide modern, well-appointed facilities.





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Additional features include a large cellar, ideal for storage or with the potential for conversion (stpp), and a private, low-maintenance terrace, perfectly suited for outdoor seating or potted plants. The property also benefits from two allocated parking spaces accessed via Buckshorn Lane, one of which is currently incorporated into the courtyard but could easily be reinstated.

Set within a gated community, this exceptional home combines historic charm with contemporary living, all in a sought-after Suffolk location. Chain free, it represents a rare opportunity to embrace the character and lifestyle of this delightful market town.

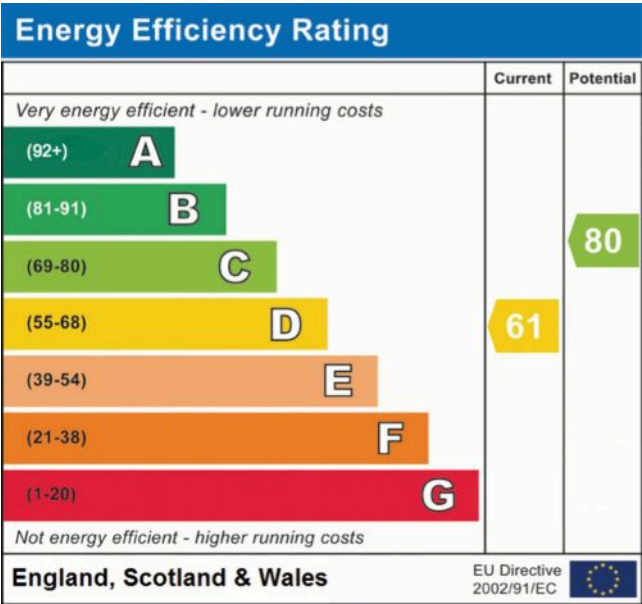
### Agents Note

Freehold

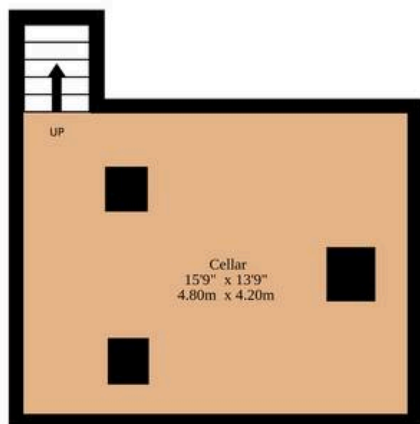
Grade II listed.

Management company: £160 p/a.

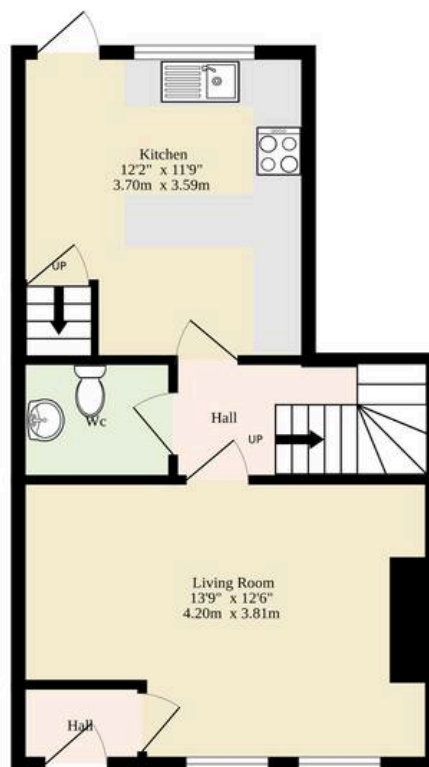
*Some images used in this listing have been AI staged to illustrate potential furnishing and layout options. We recommend arranging a viewing to assess the space and features in person.*



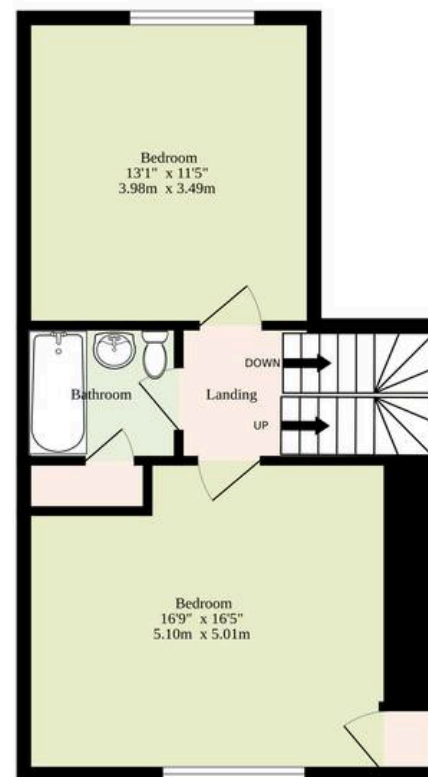
Basement  
234 sq.ft. (21.7 sq.m.) approx.



Ground Floor  
384 sq.ft. (35.7 sq.m.) approx.



1st Floor  
523 sq.ft. (48.6 sq.m.) approx.



2nd Floor  
255 sq.ft. (23.7 sq.m.) approx.



Total Sqft Includes The Cellar.

**TOTAL FLOOR AREA : 1396 sq.ft. (129.7 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



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Branch Manager



Meet *Theo*  
Property Consultant



Meet *Anya*  
Aftersales Progressor

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*Your home, our market*

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