



6 Burlington Close, Palgrave

Diss



Minors & Brady

This exceptional detached family home is set within a private development of just eight houses, offering a confluence of character and modern living. Positioned on a generous 1/3-acre plot, it boasts landscaped gardens with pond views to the front and countryside to the rear. The property features a welcoming entrance hall, a spacious lounge with a wood burner, and a large conservatory filled with natural light. A separate dining room provides a formal space for entertaining, while the modern kitchen and utility room cater to everyday family life. Upstairs, four well-proportioned bedrooms include a master with an ensuite, complemented by a family bathroom. Outdoor spaces are versatile, with formal lawns, a pergola, and a sprawling secondary garden ideal for recreation or additional features. This home combines charm, comfort, and style, representing an excellent opportunity within a highly desirable and private setting.

- Tucked within a secluded enclave of only eight homes, offering a rare synthesis of privacy and communal charm
- Set upon nearly 1/3 acre, with gardens that invite both contemplation and creative landscaping ventures
- Front and rear vistas over a tranquil pond and open countryside provide a serene, almost pastoral backdrop
- The lounge boasts generous proportions and a wood-burning hearth, exuding warmth and an inviting sense of calm
- A capacious conservatory extends the living space, suffused with natural light
- The separate dining room affords a dignified setting for formal gatherings or adaptable functional use
- The kitchen is elegantly appointed with contemporary units and ample workspace, complemented by a pragmatic utility area
- Four bedrooms upstairs, including a master with an ensuite, ensure restful privacy and ample storage



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All you need to love
and a
DALMATIAN
IF YOU EAT OUT OF IT - MAKE IT UP
IT'S BOWLS - ANDER!!

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The Location

Set within the charming village of Palgrave, this property presents a rare opportunity to enjoy the benefits of semi-rural living combined with excellent access to everyday amenities. Palgrave is a thriving and welcoming community known for its traditional village atmosphere, featuring a historic church, a picturesque green with a duck pond, and a well-regarded primary school. The village maintains a strong sense of community, with local events and a peaceful, scenic setting surrounded by countryside.

The nearby market town of Diss offers a comprehensive range of services, including supermarkets, independent shops, cafés, and leisure facilities, as well as dining options overlooking the town's central Mere. Educational needs are well served in the wider area, with access to both primary and secondary schooling in Diss and in the neighbouring town of Eye, just a short drive away.

The area is well connected for commuters and travellers alike. Diss Railway Station provides direct rail services to Norwich and London Liverpool Street, ensuring smooth links for both business and leisure.

For those drawn to the coast, Suffolk's popular seaside towns such as Southwold and Aldeburgh can be reached in under an hour, with the wide skies and natural beauty of the North Norfolk coastline also within easy reach. The location combines peaceful village living with strong transport links and access to some of the region's most attractive destinations.

Agents Note

This property will be sold freehold.

Connected to mains water, electricity, gas and drainage.

Maintenance fee of £40, payable every six months. Meetings are held twice a year to review and discuss the maintenance charge and related matters.



6 Burlington Close

Palgrave, Diss

Burlington Close, Palgrave

Set within an exclusive enclave of just eight homes, this exceptionally attractive detached family residence offers a perfect blend of character, comfort and modern living.

Approached via a charming brick-weave pavior road and framed by tasteful wooden accents, including window frames and garage doors, the property immediately conveys warmth and a homely aesthetic.

The home occupies a generous plot of approximately 1/3 acre STMS, featuring beautifully landscaped gardens with views over a natural pond to the front and open countryside to the rear. The driveway leads to a double garage, while the expansive plot provides ample space for outdoor living, including formal lawns, raised brick flowerbeds, a pergola, and room for additional features such as a greenhouse.

Inside, the accommodation is thoughtfully arranged for both family living and entertaining. The entrance hall is welcoming and spacious, setting the tone for the home. The lounge is large and inviting, featuring a glowing wood burner and sliding doors leading directly into the conservatory, providing the perfect spot to relax and enjoy the garden views.

The conservatory itself extends off both the lounge and dining room, bathed in natural light and ideal for informal gatherings or simply enjoying the serene surroundings.



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6 Burlington Close

Palgrave, Diss

The dining room is positioned separately for more formal occasions yet remains versatile enough to accommodate everyday family life. The kitchen/breakfast room is fitted with modern units, offering ample space for cooking and casual dining, and is complemented by a utility room and a groundfloor cloakroom/WC for practical family living. Upstairs, there are four generously sized bedrooms, including a master with an ensuite shower room, alongside a family bathroom. Each room benefits from natural light and pleasing views over the gardens and surrounding countryside.

The property's interior continues the natural, homely theme, with wooden door frames and a staircase reflecting the same charm seen from the outside.

The garden is almost like having two separate outdoor spaces: a main lawn with thoughtful landscaping and decorative touches, and a sprawling secondary lawn with sparse tree planting, providing endless possibilities for gardening, play, or outdoor entertaining. This home perfectly combines modern comforts with traditional touches, offering a versatile and welcoming space for family life.

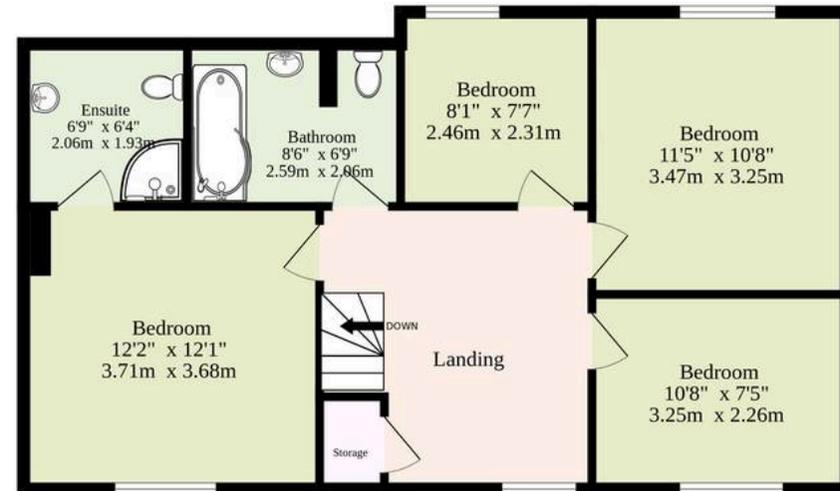
This property represents excellent value for anyone seeking a family home in a small, highly desirable development with privacy, style, and plenty of space to enjoy.



Ground Floor
1297 sq.ft. (120.5 sq.m.) approx.



1st Floor
652 sq.ft. (60.6 sq.m.) approx.



Sqft Includes Garage

TOTAL FLOOR AREA : 1949 sq.ft. (181.1 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*
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Meet *Anya*
Aftersales Progressor

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