



68 Wheatfields, Rickinghall

Diss



Minors & Brady

68 Wheatfields

Rickinghall, Diss

Occupying a generous plot within the popular village of Rickinghall, this well-presented two-bedroom detached bungalow offers comfortable single-storey living, beautifully maintained gardens and ample off-road parking.

Thoughtfully arranged throughout, the property combines practical accommodation with attractive outdoor space, making it an excellent choice for those seeking a peaceful village setting without compromising on convenience.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: E

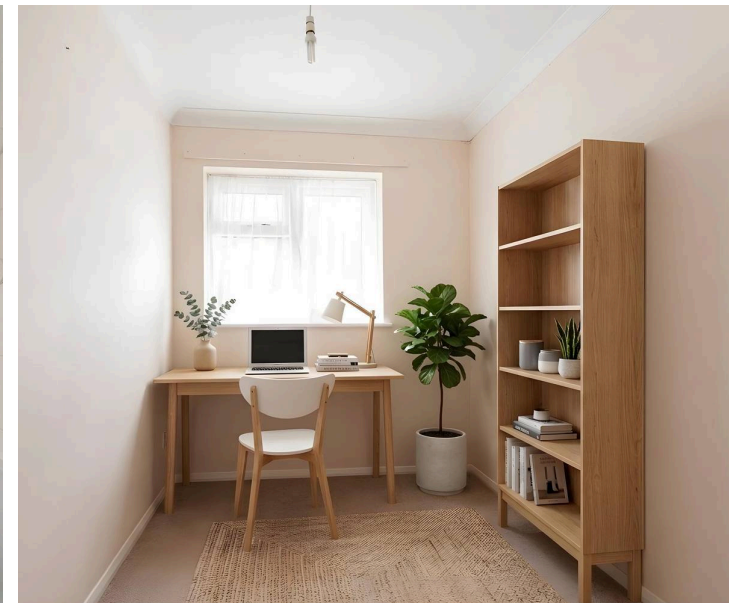
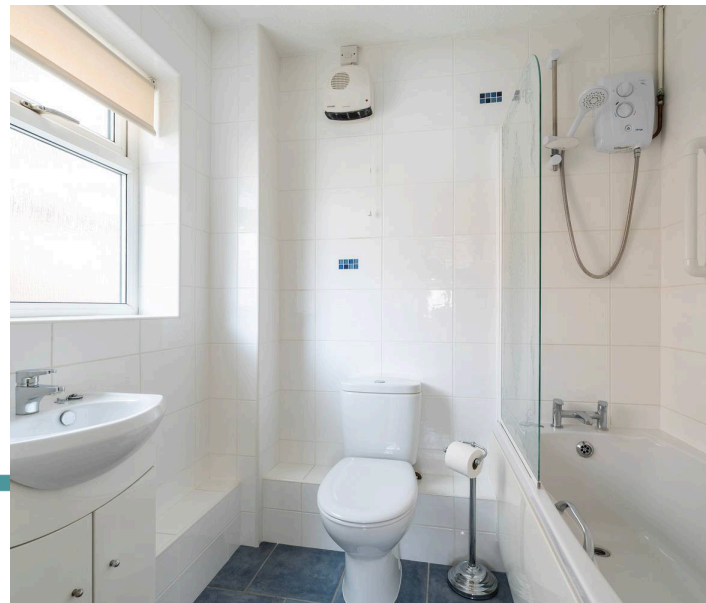


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68 Wheatfields

Rickinghall, Diss

- Guide price: £190,000 - £200,000
- Well presented two bedroom detached bungalow situated within a popular residential development in the sought-after village of Rickinghall
- Spacious lounge/diner with ample room for both seating and dining furniture, featuring patio doors opening directly onto the rear garden
- Fitted kitchen with an extensive range of work surfaces, storage cupboards and space for essential appliances
- Generous principal bedroom complete with fitted double wardrobes, complemented by a versatile second bedroom
- Family bathroom comprising a panelled bath with shower over, pedestal wash basin and WC
- Landscaped rear garden featuring a large paved patio, lawned areas, established flower and shrub borders, trellis planting and a timber garden shed
- Driveway parking for multiple vehicles leading to a useful covered carport
- Attractive front garden with shingled frontage and raised flower beds creating a welcoming first impression
- Convenient village location close to local amenities, countryside walks and nearby market towns



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Location

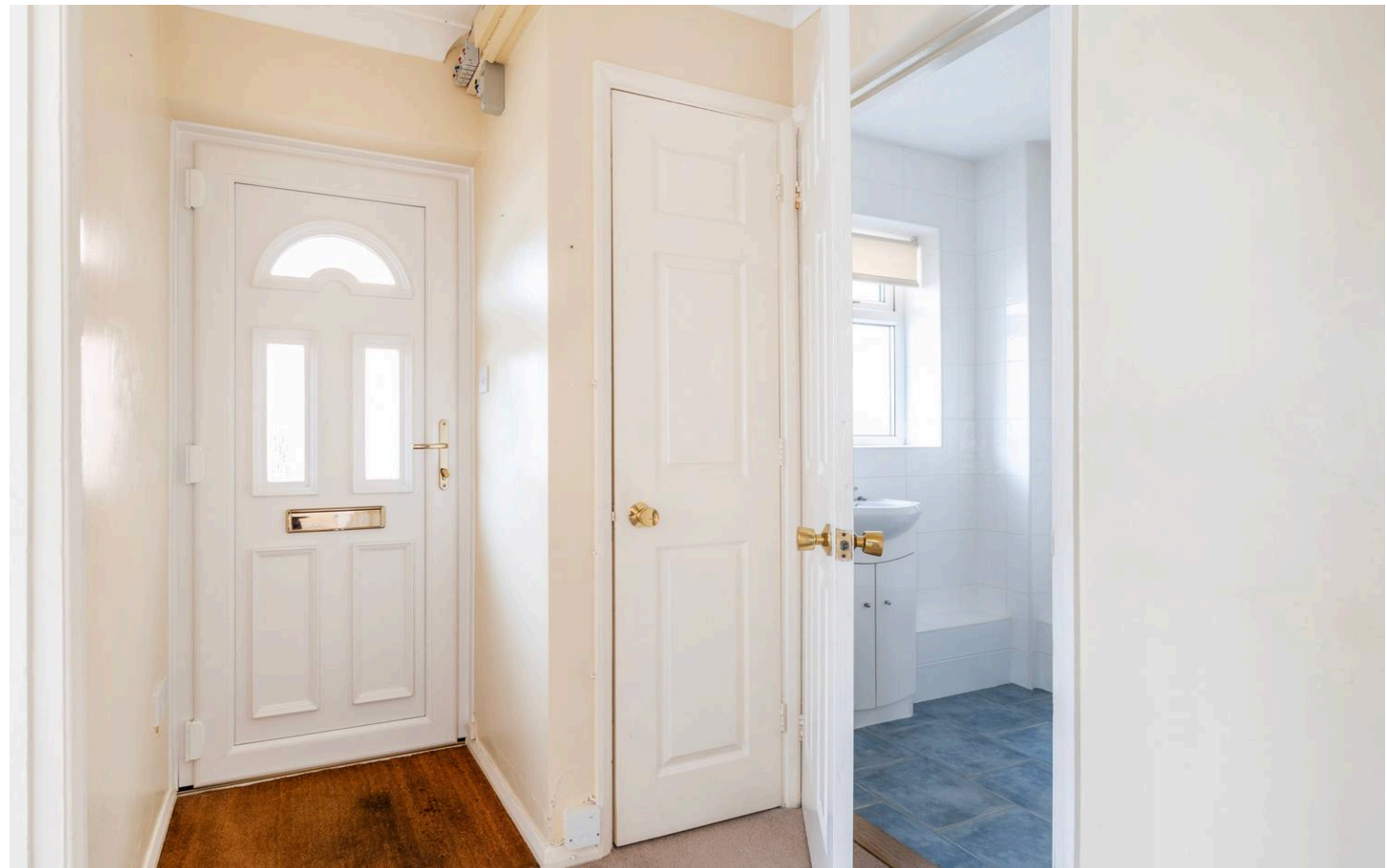
Situated within the village of Rickinghall, Wheatfields enjoys a pleasant setting in the heart of the Suffolk countryside.

Rickinghall benefits from a range of everyday amenities including a village shop, medical centre, primary school, and local businesses, creating a well-served and community-oriented environment. The neighbouring town of Diss is within easy reach and offers a wider selection of supermarkets, shops, cafés, and leisure facilities, along with a mainline railway station providing direct services to Norwich and London Liverpool Street.

Surrounded by attractive countryside, the area offers numerous walking routes and opportunities to enjoy the outdoors, while convenient road links provide access to nearby market towns and surrounding villages. The combination of rural charm and practical amenities makes this a desirable village setting with excellent connectivity.

Wheatfields

The property is approached via an attractive shingled front garden with raised flower beds, alongside a driveway providing parking for multiple vehicles and leading to a useful carport. Stepping inside, the entrance hall provides access to all principal rooms and includes an airing cupboard housing the hot water cylinder, along with access to the part-boarded loft space.



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Positioned to the rear of the home, the spacious lounge/diner offers a welcoming environment for both relaxing and entertaining. There is ample room for seating and dining furniture, while glazed patio doors draw natural light into the space and open directly onto the rear garden, creating an enjoyable connection between the indoor and outdoor areas. The adjoining kitchen is fitted with a range of work surfaces and storage cupboards, together with a sink unit, plumbing for a washing machine and a rear-facing window overlooking the garden.

Both bedrooms are situated towards the front of the bungalow. The principal bedroom is a generous double room benefiting from fitted double wardrobes, while the second bedroom provides flexibility for guests, hobbies or home working. Serving the accommodation is a family bathroom fitted with a panelled bath with shower over, pedestal wash basin and WC.

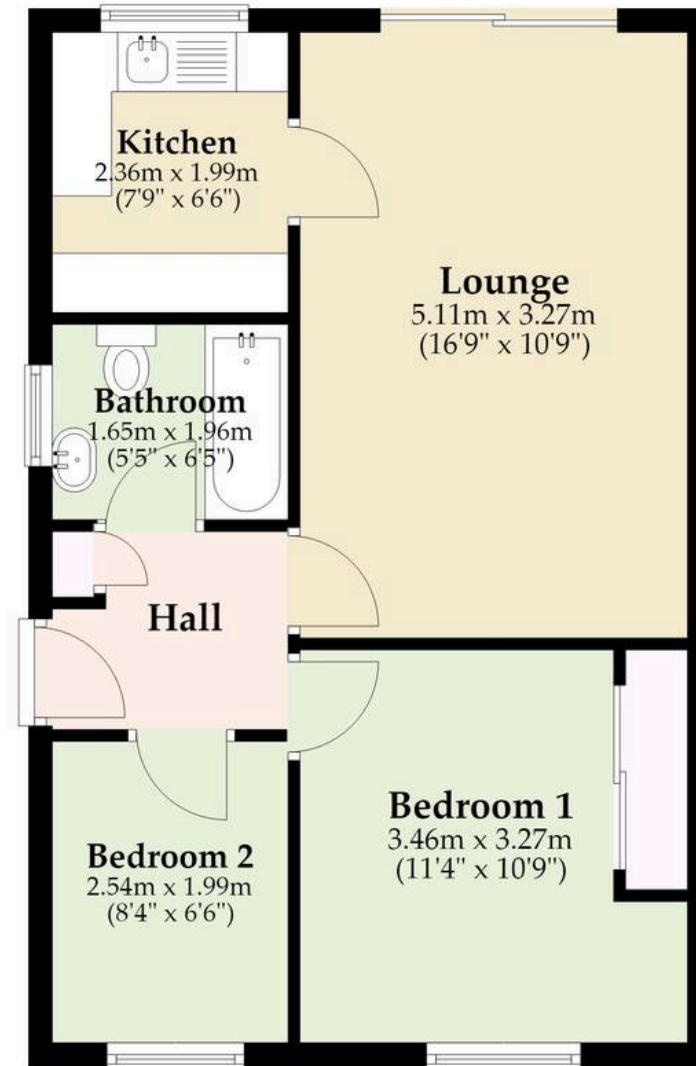
Outside, the landscaped rear garden is a particular highlight. A large paved patio provides an ideal space for outdoor dining and entertaining, leading onto lawned sections bordered by mature flower beds, shrubs and climbing plants. The garden continues to a gravelled area and includes a timber shed, offering useful external storage. Enclosed and well established, the garden provides a pleasant setting to enjoy throughout the seasons.



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Ground Floor

Approx. 45.6 sq. metres (490.4 sq. feet)



Total area: approx. 45.6 sq. metres (490.4 sq. feet)

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.

Plan produced using PlanUp.

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



Meet *Nicola*
Branch Manager




Meet *Theo*
Property Consultant



Meet *Anya*
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