



9 St. Leonards Close, Scole

Minors & Brady



9 St. Leonards Close

Scole, Diss

A home with potential, this chain-free three bedroom semi-detached property in the sought-after village of Scole offers an appealing opportunity for first-time buyers or anyone ready to take on a renovation project. With a bright living room leading to a conservatory, a kitchen ready for modernisation, well-proportioned bedrooms and a generous enclosed garden, it provides a solid base for creating a space shaped entirely to your own style. A driveway and garage add welcome practicality, while the village setting ensures everyday amenities remain close at hand.

- Chain free
- Three bedroom semi-detached house in the Norfolk village of Scole
- Excellent opportunity for renovation and modernisation
- Ideal for first time buyers or those seeking a project
- Bright living room leading to a conservatory
- Kitchen offering clear scope for updating
- Well proportioned bedrooms and family bathroom
- Enclosed rear garden
- Garage offering useful storage or workshop potential, with a driveway for off-road parking
- Easy access to the market town of Diss, offering a wide range of essential amenities



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The Location

St. Leonards Close sits within a quiet residential pocket of Scole, a well-connected Norfolk village that offers a straightforward, everyday lifestyle. The setting places you within walking distance of the village's core amenities, including the local shop, pub and playing field, with open countryside unfolding in several directions for relaxed walks and dog-friendly routes.

Larger services are close at hand: Diss is around ten minutes away and provides the nearest supermarkets, including Tesco, Morrisons and Aldi, along with a wider choice of cafés and independent businesses. Families benefit from good local education options, with Scole Primary just moments from the Close and Diss High School the nearest secondary.

Transport links are practical for both commuting and leisure, with regular bus routes running through the village and Diss station offering direct rail services to Norwich, Ipswich and London Liverpool Street. Altogether, it's a location that supports easy daily living while keeping green spaces, community facilities and wider market-town amenities comfortably within reach.

Agents Notes

Freehold.

Connected to mains water, electricity, gas and drainage.

New boiler installed 2 years ago.



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Set within the well-regarded village of Scole, this chain-free three bedroom semi-detached home offers a compelling opportunity for first-time buyers or those looking to take on a renovation project.

The ground floor centres around a bright living room that leads through to a conservatory, creating a natural connection with the rear garden.

The kitchen sits to the front of the property and presents clear scope for modernisation, giving buyers the chance to design a space that suits their own style and day-to-day living.

Upstairs, the three bedrooms are well proportioned and accompanied by a family bathroom. Each room offers potential for redecoration and improvement, allowing the next owners to shape the interior exactly as they wish.

Outside, the rear garden is laid to lawn and enclosed, offering a pleasant backdrop for outdoor relaxation or future landscaping ideas.

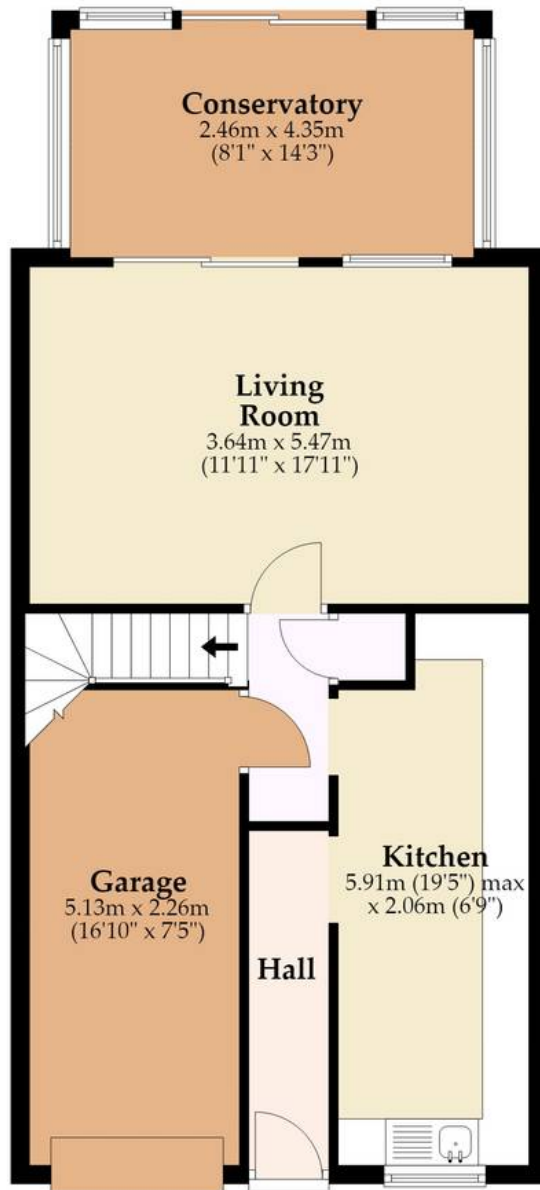
The driveway to the front provides off-road parking, complemented by a garage that adds useful storage or workshop potential.



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Ground Floor

Approx. 63.3 sq. metres (681.4 sq. feet)



First Floor

Approx. 39.0 sq. metres (419.8 sq. feet)



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Total area: approx. 102.3 sq. metres (1101.3 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?
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Branch Manager



Meet *Theo*
Property Consultant



Meet *Anya*
Aftersales Progressor

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