



19 Waveney Heights, Brockdish

Diss



Minors & Brady

19 Waveney Heights

Brockdish, Diss

Enjoying an elevated corner plot in the well-connected village of Brockdish, this immaculately presented bungalow offers a relaxed, modern way of living with generous space both inside and out. Thoughtfully upgraded throughout, it provides a bright, welcoming reception room, a stylish kitchen/diner designed for everyday gathering, and four versatile bedrooms including a principal suite. The converted garage adds valuable flexibility for a home office or gym, while landscaped gardens create an inviting backdrop for outdoor time. With off-road parking, excellent storage and easy access to nearby Diss and Harleston, the property delivers a balanced village lifestyle with all practicalities close at hand.

Agents Notes

Freehold

Connected to mains water, electricity, gas and drainage.

Combi heating system.





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Brockdish, Diss

- Elevated corner plot position within the well-connected village of Brockdish, offering privacy and a strong sense of setting
- Immaculately presented throughout with significant upgrades and enhancements in recent years
- Around 1,300 sqft of versatile accommodation arranged across a single storey
- Generous reception room with southerly aspect, excellent natural light and a cast iron stove
- Contemporary kitchen and dining space with granite work surfaces, integrated appliances and modern fitted units
- Four well-proportioned bedrooms providing flexibility for work, hobbies or additional living space
- Principal bedroom with updated en suite facilities; modern family bathroom also refurbished to a high standard
- Converted garage offering a dedicated home office or gym, together with a utility area and WC
- Landscaped gardens providing an attractive and private outdoor environment with established planting
- Off-road parking, excellent storage, replacement uPVC double glazing and a modern gas boiler



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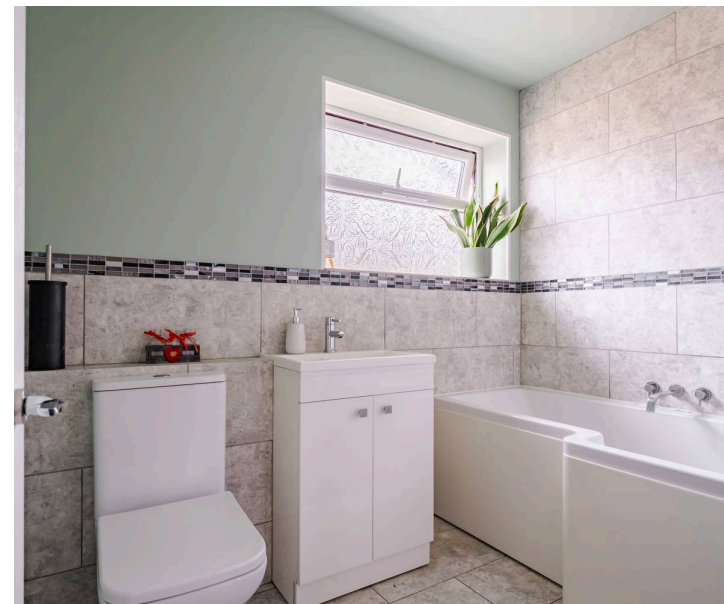
Brockdish, Diss

Brockdish

Waveney Heights sits on the edge of Brockdish, a small South Norfolk village shaped by open countryside, quiet lanes and a close-knit feel. Diss is the nearest market town, around ten minutes away, giving you straightforward access to Tesco Superstore, Morrisons, Aldi and Lidl, along with everyday services, cafés and independent shops. Brockdish itself has a welcoming pub and easy access to walking routes along the Waveney Valley, making the setting feel both rural and connected.

Families have a choice of nearby schools, including Dickleburgh Primary, Scole Primary and Diss High School, all within a practical reach for daily routines. Transport links are straightforward: Diss railway station offers direct services to Norwich and London Liverpool Street, and the A140 and A143 give reliable road connections across Norfolk and Suffolk.

The lifestyle here leans towards space, fresh air and a slower pace, with Brockdish providing a village backdrop while Diss and Norwich broaden the options for shopping, culture and leisure. It's a setting that suits anyone wanting countryside surroundings without losing access to useful amenities and regular transport.



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Brockdish, Diss

Set within the heart of Brockdish, this immaculately presented four-bedroom bungalow enjoys an elevated corner plot that provides both presence and privacy. The village remains a consistently desirable setting, surrounded by the rolling Waveney Valley countryside and offering a traditional rural feel without isolation.

Constructed of traditional brick and block cavity walling, the property has been significantly upgraded and enhanced in recent years, now offering around 1,300 sqft of versatile accommodation. The interior is finished to a high standard throughout, with modern fixtures and fittings, replacement uPVC double-glazed windows and doors, and a gas-fired central heating boiler installed approximately two years ago.

A well-proportioned entrance porch sets a welcoming tone and provides useful storage. The main reception room is a generous, light-filled space with a southerly aspect, centred around a fireplace with an inset cast-iron stove.

The kitchen/dining room is a standout feature, fitted with an excellent range of contemporary units, granite work surfaces and integrated appliances, creating an attractive and practical setting for everyday living. Beyond the kitchen, a spacious rear lobby offers further flexibility and could readily be utilised as a utility room.



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Brockdish, Diss

All four bedrooms are of comfortable proportions, allowing for a variety of uses should additional reception or work space be required. The principal bedroom benefits from en-suite facilities, while both the en-suite and family bathroom have been updated with quality suites that remain in superb condition.

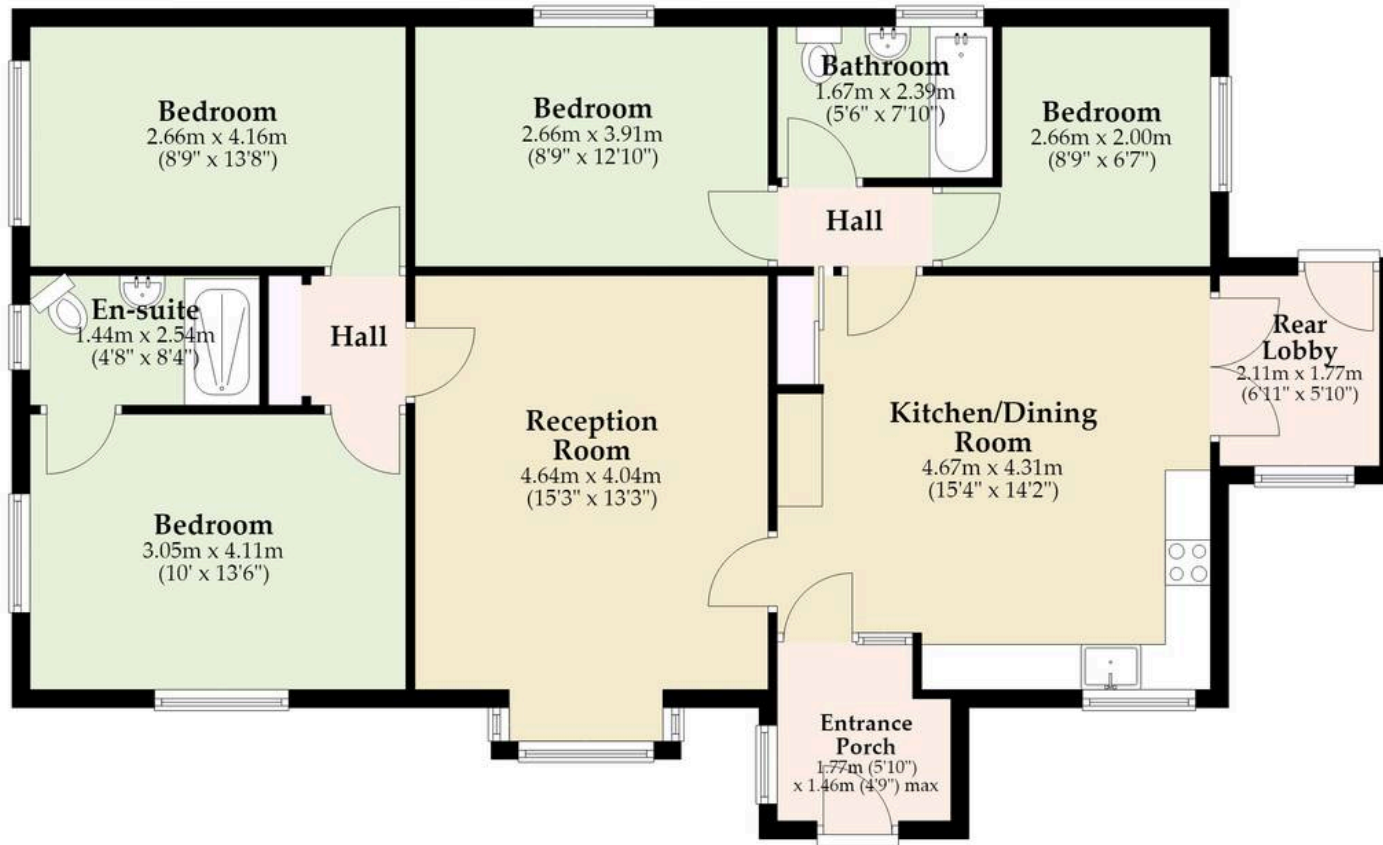
Externally, the property sits well back from the road on its generous corner plot. Off-road parking leads to a garage positioned at the rear. Formerly a double garage, it has been adapted to provide a home gym or office space, complete with a utility area and WC, while still retaining excellent storage as shown on the floorplans. The landscaped gardens surrounding the bungalow offer a high degree of privacy, with established planting and well-kept areas that create an attractive and enjoyable outdoor environment.



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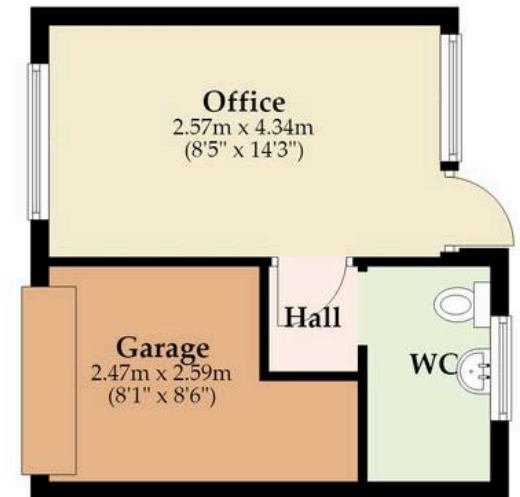
Ground Floor

Approx. 102.1 sq. metres (1098.6 sq. feet)



Garage/Office

Approx. 23.6 sq. metres (253.7 sq. feet)



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Total area: approx. 125.6 sq. metres (1352.3 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.

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