



New House High Street, Hopton

Minors & Brady



New House High Street

Hopton, Diss

A beautifully presented detached family home offering three versatile reception rooms, south-facing gardens and generous driveway parking, all set within the heart of the sought-after village of Hopton. Ready to move straight into, this charming home combines character features with practical family living, creating a bright and welcoming environment throughout. The accommodation includes a dual-aspect sitting room with an open fireplace, a well-appointed kitchen, separate dining room and a substantial family room, ensuring ample space for both everyday life and entertaining. Upstairs, three well-proportioned bedrooms are served by a spacious family bathroom featuring both a bath and separate shower. Outside, the property enjoys attractive landscaped gardens with a desirable southerly aspect, along with extensive off-road parking to the front.

- Stunning detached family home in a sought-after village setting
- Three versatile reception rooms offering flexible living space
- Spacious dual-aspect sitting room with feature open fireplace
- Well-equipped kitchen with excellent storage and workspace
- Separate dining room with direct access to the rear garden
- Generous family room created from a successful garage conversion
- Three well-proportioned bedrooms arranged over the first floor
- Large family bathroom with both a bath and separate shower
- Landscaped south-facing rear garden ideal for entertaining
- Extensive shingle driveway providing ample off-road parking for multiple vehicles





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The Location

Hopton is conveniently situated to enjoy the best of both town and country living, offering a peaceful village setting whilst remaining well connected to a range of nearby centres. Surrounded by attractive Suffolk countryside, the village benefits from a strong sense of community and provides an ideal base for those seeking a more rural lifestyle without sacrificing convenience.

The popular market towns of Diss and Thetford are both within easy reach and offer an excellent selection of everyday amenities, including supermarkets, independent shops, cafés, healthcare facilities, schooling and leisure opportunities. Diss also benefits from a mainline railway station with direct services to Norwich and London Liverpool Street, making it an attractive location for commuters.

The historic market town of Bury St Edmunds, renowned for its striking cathedral, Abbey Gardens, cultural attractions and extensive range of shopping and dining options, lies approximately 25 minutes away by car. Norwich, the regional capital of East Anglia, can be reached in around 45 minutes and offers a thriving retail scene, a renowned open-air market, theatres, restaurants, cafés and a rich heritage dating back centuries.

To the south, Ipswich provides a vibrant waterfront environment alongside a variety of shopping, entertainment and employment opportunities. For days out on the coast, the highly regarded seaside town of Southwold is just over an hour away, offering charming beaches, coastal walks, independent shops and the character for which the Suffolk coastline is renowned.



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New House High Street

Hopton, Diss

High Street, Hopton

Occupying a prime position within the heart of the well-served village of Hopton, this attractive detached family home offers a wonderful combination of character, versatile living space and practical modern comforts. Beautifully maintained throughout, the property is ready for immediate occupation and presents an excellent opportunity for families seeking generous accommodation in a convenient village setting.

The home opens into a welcoming entrance hall which immediately creates a bright and inviting first impression. From here, the accommodation flows effortlessly through a selection of well-proportioned reception rooms, providing flexibility for modern family life. The principal sitting room enjoys a dual-aspect outlook, allowing natural light to pour in throughout the day, whilst an open fireplace creates a cosy focal point and adds to the home's warmth and charm.

The kitchen is thoughtfully arranged with an extensive range of storage and work preparation space, together with room for a variety of appliances. Adjacent to the kitchen, the formal dining room provides an ideal setting for family meals, celebrations and entertaining, with direct access to the garden helping to connect indoor and outdoor living during the warmer months.



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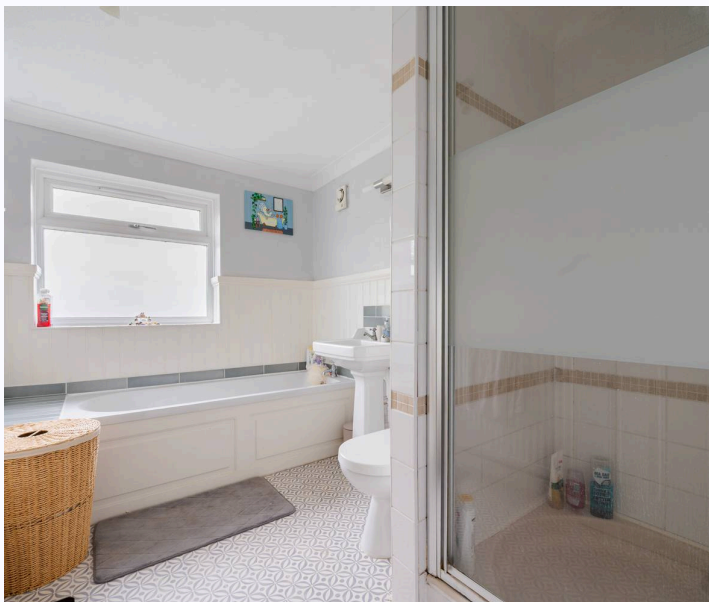
A significant advantage of the property is the additional family room, created through the conversion of the former garage. This generous space offers endless possibilities and could serve as a second sitting room, playroom, home office, hobby room or media room depending on individual requirements. A ground floor cloakroom further enhances the practicality of the layout.

Upstairs, a spacious landing leads to three well-sized bedrooms, each offering comfortable accommodation and ample room for furniture. The principal bedroom enjoys a pleasant outlook over the rear garden, whilst the remaining bedrooms provide excellent flexibility for growing families, visiting guests or those working from home. Serving the first floor is a large family bathroom fitted with both a bath and separate shower.

Externally, the property continues to impress. To the front, an extensive shingle driveway provides parking for numerous vehicles and is complemented by attractive planting, established shrubs and traditional picket fencing, creating excellent kerb appeal. The rear garden enjoys a highly desirable southerly aspect and has been thoughtfully landscaped to create a private and relaxing outdoor environment. A combination of patio seating areas, lawned sections, mature trees and colourful borders provides plenty of space for outdoor entertaining, family activities and gardening enthusiasts alike.

Agent's Note

This property will be sold freehold and connected to oil-fired heating, mains water, electricity and drainage.

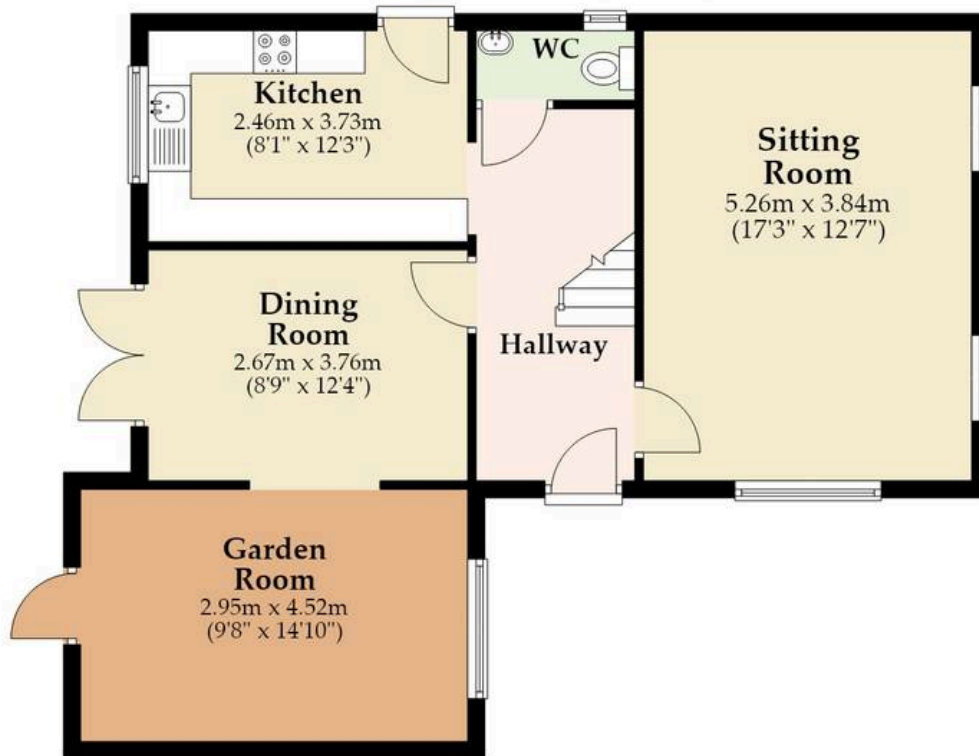


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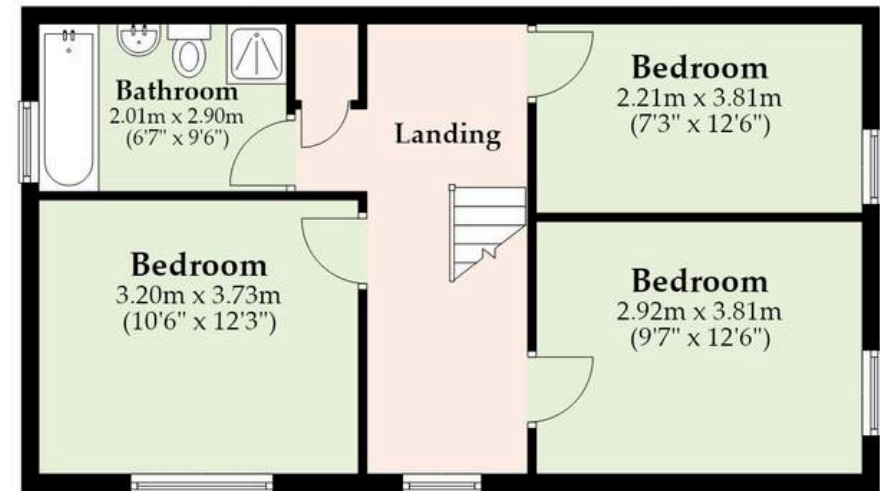
Ground Floor

Approx. 64.2 sq. metres (691.5 sq. feet)



First Floor

Approx. 50.6 sq. metres (544.9 sq. feet)



Total area: approx. 114.9 sq. metres (1236.4 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.



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