



5 ORCHARD RISE,
WORLINGHAM, BECCLES, NR34 7RZ



A fantastic family home set on a generous corner plot, offering versatile living spaces and a west-facing garden – perfect for modern family life.

Situated in a desirable residential area of Worlingham, this welcoming home enjoys a prime corner position with a private driveway providing off-street parking. Upon entering, a hallway leads through to a light-filled double-aspect sitting room, featuring a charming wood-burning stove and plenty of space for relaxation. The well-appointed kitchen sits at the heart of the home, with access to a utility room and complemented by a separate dining room which sits adjacent to this room. The dining room flows beautifully

into a garden room, enjoying views across the west-facing rear garden and opening via French doors onto the patio – perfect for seamless indoor-outdoor living. From here, a door leads to the converted garage, now a generous and versatile space that would serve wonderfully as a playroom, studio, or home office. With easy access to the utility room, this area also offers excellent potential to create an annexe, subject to gaining any necessary consents.

Upstairs, the first floor hosts four comfortable bedrooms and a modern family shower room. Two of

the bedrooms benefit from access to a Jack and Jill bathroom, with one also featuring a dedicated and convenient dressing area. Outside, the west-facing rear garden provides the perfect setting for relaxation and entertaining, capturing the afternoon and evening sun.

5 Orchard Rise combines versatile living with stylish comfort – an ideal home for growing families seeking space, flexibility, and a superb village location close to Beccles.

SERVICES

All mains services are connected. (Durrants has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order.)

TENURE

Freehold.

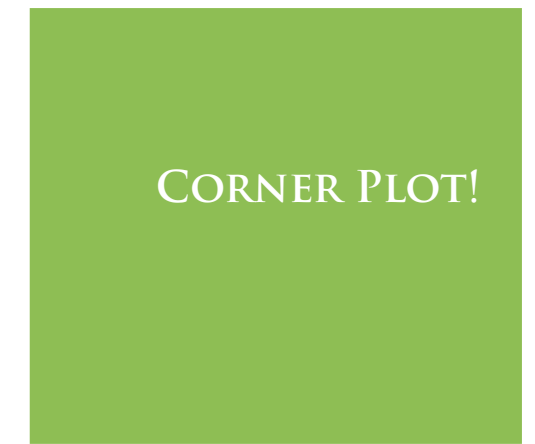
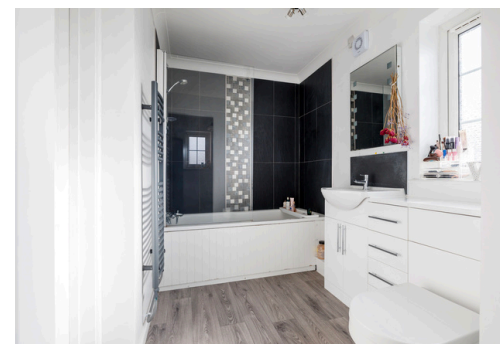
VIEWING

Strictly by appointment with the agent's Beccles Office.

LOCAL AUTHORITY

East Suffolk Council. Council Tax Band – E

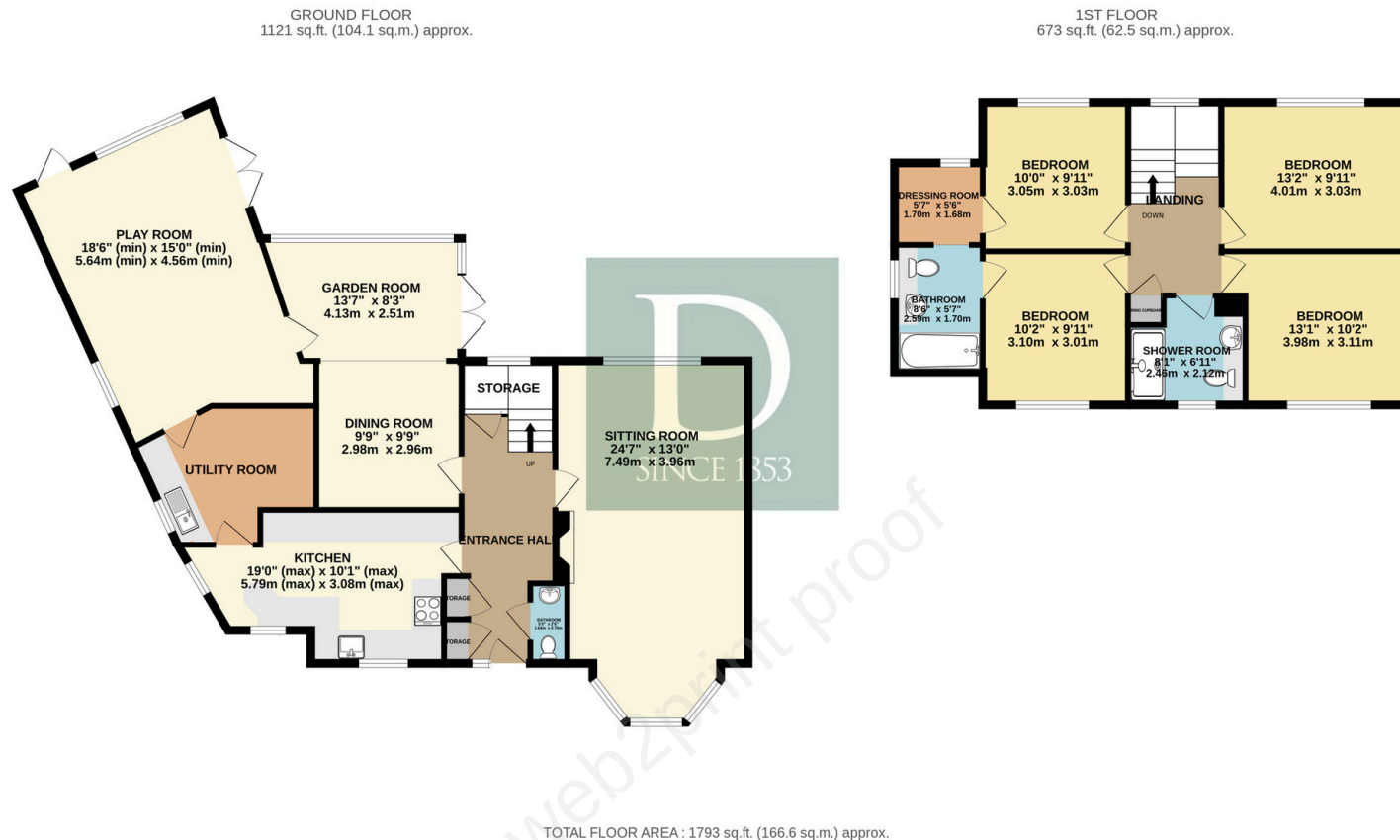








FLOOR PLAN



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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CONTACT US

Durrants, 10 New Market, Beccles,
Suffolk, NR34 9HA

Tel : **01502 712122**

Email : **beccles@durrants.com**

