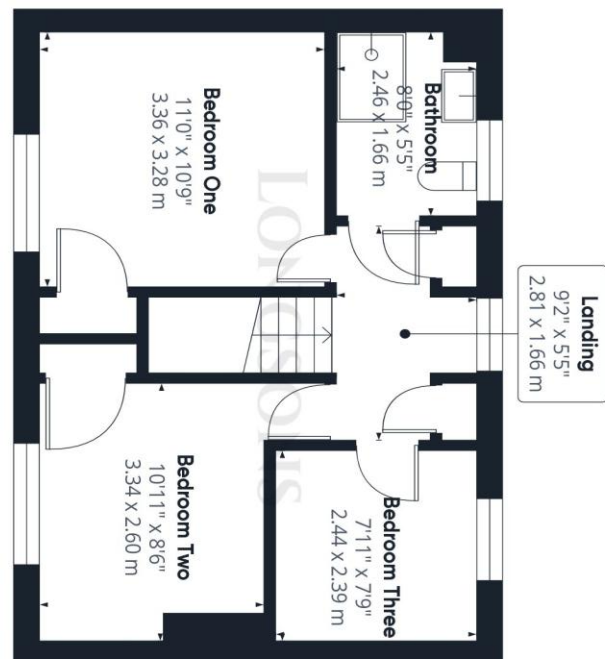
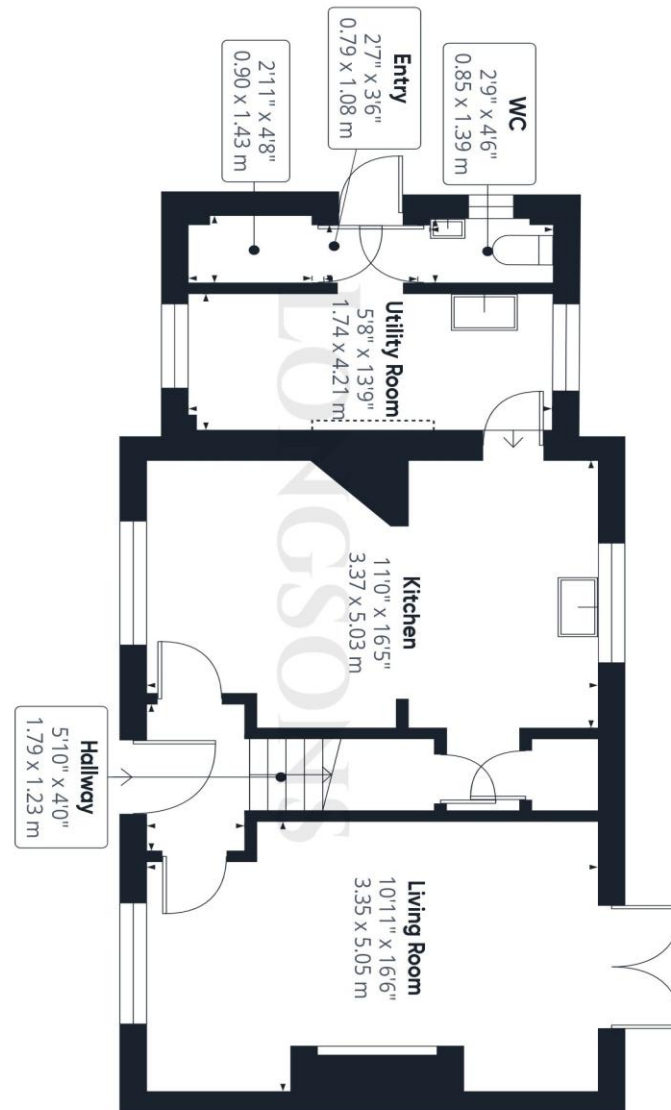




Ketts Hill, Necton, Swaffham, PE37 8HX

CHAIN FREE! Extremely well presented three bedroom semi-detached house. Recently refurbished to a very high standard, situated in the popular well serviced village of Necton. The property offers kitchen/dining room, cloakroom, utility room, gas central heating and UPVC double glazing.

Offers in the Region of £280,000 Freehold





Situated in the popular well serviced village of Necton, Longsons are delighted to bring to the market this extremely well presented, recently renovated, spacious semi-detached three bedroom house. This fantastic property has been updated to a high standard throughout and offers kitchen/dining room, shower room, utility room, cloakroom with WC, sizeable gardens, parking, modern gas central heating, UPVC double glazing and gas central heating.

Available CHAIN FREE!

Briefly, the property offers entrance hall, lounge, kitchen/dining room, utility room, three bedrooms, cloakroom with WC, three bedrooms, shower room, gardens, parking, gas central heating and UPVC double glazing.

NECTON

The popular Norfolk village of Necton is well serviced with amenities including shop, post office, doctors surgery, butchers, local pub, social club, excellent primary school and activity park for the children. The village is situated between Kings Lynn and

Norwich, just a short drive away from the historic market town of Swaffham.

Entrance Hall

Stairs to first floor, composite entrance door to front.

Lounge

10'11" (3.33m) x 16'6" (5.03m)

UPVC double glazed French doors opening to rear garden, modern electric feature fire & media wall set within chimney breast, UPVC double glazed window to front, radiator.

Kitchen/Dining Room

11'0" (3.35m) x 16'5" (5m)

Modern fitted kitchen units to walls and floor complemented by a work surface over and breakfast bar, integrated fridge/freezer, composite one and a half bowl sink unit with mixer tap and drainer, integrated electric oven and gas hob, intergrated dishwasher, UPVC double glazed window to front and rear, built-in storage cupboard, built-in cupboard housing modern gas central heating boiler, radiator.

Utility Room

5'8" (1.73m) x 13'9" (4.19m)

Fitted kitchen units to floor with work surface over, composite one and a half bowl sink unit with mixer tap and drainer, space and plumbing for washing machine, large built-in storage cupboard with lights, UPVC double glazed window to front and rear, UPVC double glazed entrance door opening to side.

Cloakroom

WC, wash basin, towel radiator, obscure glass UPVC double glazed window to side.

Stairs and Landing

Two built-in storage cupboards, UPVC double glazed window to rear, radiator.

Bedroom One

11'0" (3.35m) x 10'9" (3.28m)

Built-in wardrobe, UPVC double glazed window to front, radiator.

Bedroom Two

10'11" (3.33m) x 8'6" (2.59m)

Built-in wardrobe, UPVC double glazed window to front, radiator.

Bedroom Three

7'11" (2.41m) x 7'9" (2.36m)

UPVC double glazed window to rear, radiator.

Shower Room

Modern suite comprising shower cubicle with rainfall shower head and separate hand shower attachment, wash basin and WC both set within fitted cabinet, towel radiator, obscure glass UPVC double glazed window to rear, tiled splashback.

Outside Front

Front garden laid to lawn, driveway providing off-road parking, outside light, hedge to perimeter, gated access to rear garden.

Rear Garden

Sizable enclosed rear garden laid to lawn, corrugated garden shed, outside lights, external power sockets, wooden fence to perimeter.

Agent's Notes

EPC rating D67 (Full copy available on request)

Council tax band B (Own enquiries should be made via Breckland District Council)

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.

- Spacious Semi-Detached House
- Three Bedrooms
- Kitchen/Dining Room
- Energy Efficiency Rating D67
- Utility Room
- Sizable Gardens and Parking
- Gas Central Heating and UPVC Double Glazing
- Available CHAIN FREE!
- Cloakroom with WC
- Extremely Well Presented

