

Preston Avenue, Wymondham, Norfolk

Offers In Region Of £295,000

3 1 2



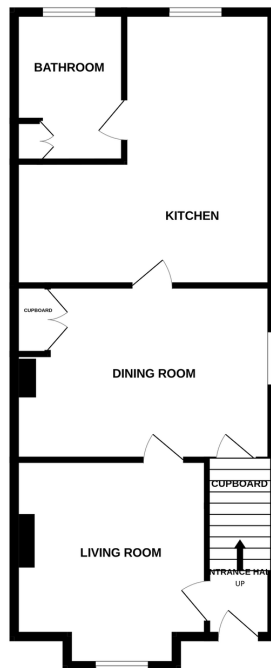
Beautifully positioned at the end of a quiet cul-de-sac, this charming 1000 sq ft home occupies an impressive plot measuring approximately 180ft x 60ft (0.20 acre), enjoying open field views to the rear and offering excellent potential to extend to the side and rear (subject to the necessary planning consents). This property presents an ideal opportunity for renovation and modernisation, with the flexibility to adapt to a variety of lifestyle needs.

Tenure: Freehold EPC: F Council Tax: B

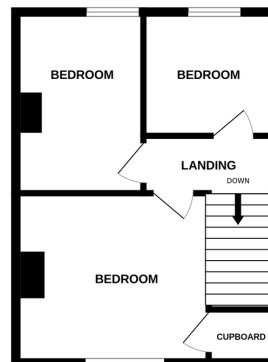
Key Features

- Semi detached three bedroom house in need of updating
- Beautifully positioned at the end of a quiet cul-de-sac on a corner plot
- Huge potential to extend to the side or the rear subject to appropriate planning
- The current property offers approximately 1000 sq ft of living space
- With a generous rear garden extending to approximately 120ft x 60ft in width
- Offered with no forward chain so a quick sale would be possible if needed
- Sitting on an impressive corner plot measuring approximately 180ft x 60ft (0.20 acre)
- There is ample room to add a double garage with accomodation (STPP).
- Benefits from a newly laid tarmac driveway providing parking for two to three vehicles
- See our full online listing for further details including flood risk, broadband speed and other material information

GROUND FLOOR
645 sq. ft. (59.9 sq.m.) approx.



1ST FLOOR
351 sq. ft. (32.6 sq.m.) approx.



TOTAL FLOOR AREA : 996 sq.ft. (92.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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.
Made with Metropix i2025