



34 Rectory Close
Long Stratton
Norwich
NR15 2TU

Guide Price £260,000





- Offered with no chain
- Detached three bedroom
- Some updating required
- Conservatory
- Private garden
- Garage
- Driveway
- Oil fired central heating and double glazing

Location

Long Stratton is a south Norfolk village situated approximately 12 miles (19 km) south of Norwich on the A140 road, which connects Norwich to Ipswich. The village offers a range of amenities, including schools, shops, and recreational facilities, making it a convenient and attractive place to live. Its location provides easy access to both rural and urban environments, with the scenic countryside of Norfolk nearby and the bustling city of Norwich within a short drive.





The Property

This three-bedroom detached house is offered with no chain and would benefit from some updating, presenting a great opportunity for personalization. Situated in a quiet cul-de-sac, the property features a garage and driveway, providing ample off-road parking. The attractive, large front garden is primarily laid to lawn, offering potential for additional parking if desired. Inside, the spacious layout includes a large lounge diner, a kitchen, and a conservatory that provides a lovely space to enjoy the garden views. Upstairs, there are three bedrooms and a family bathroom, making this an ideal home for families or those seeking extra space.

Outside

To the rear of the property, you'll find a private, enclosed garden of good size, featuring a patio area perfect for outdoor dining. The garden is adorned with mature shrubs and flower borders, creating a peaceful retreat. There is also convenient access to the garage from the garden, enhancing the functionality of the space.

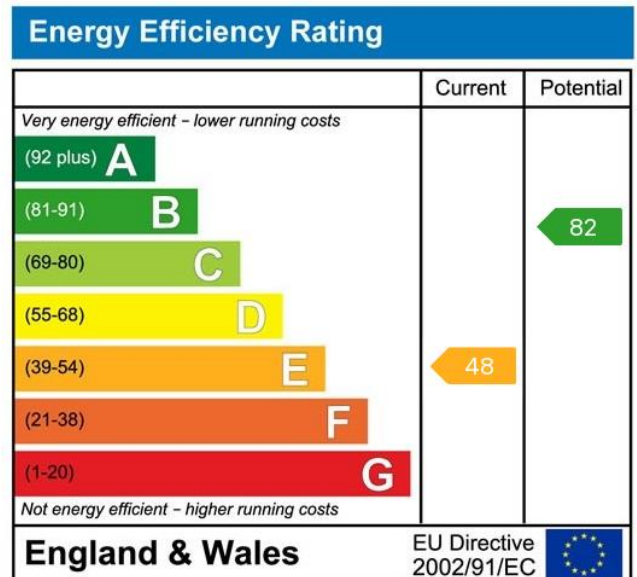
Services

Mains electricity, water and drainage are connected to the house. The oil-fired boiler provided heating

Viewing Strictly by appointment with TW Gaze.

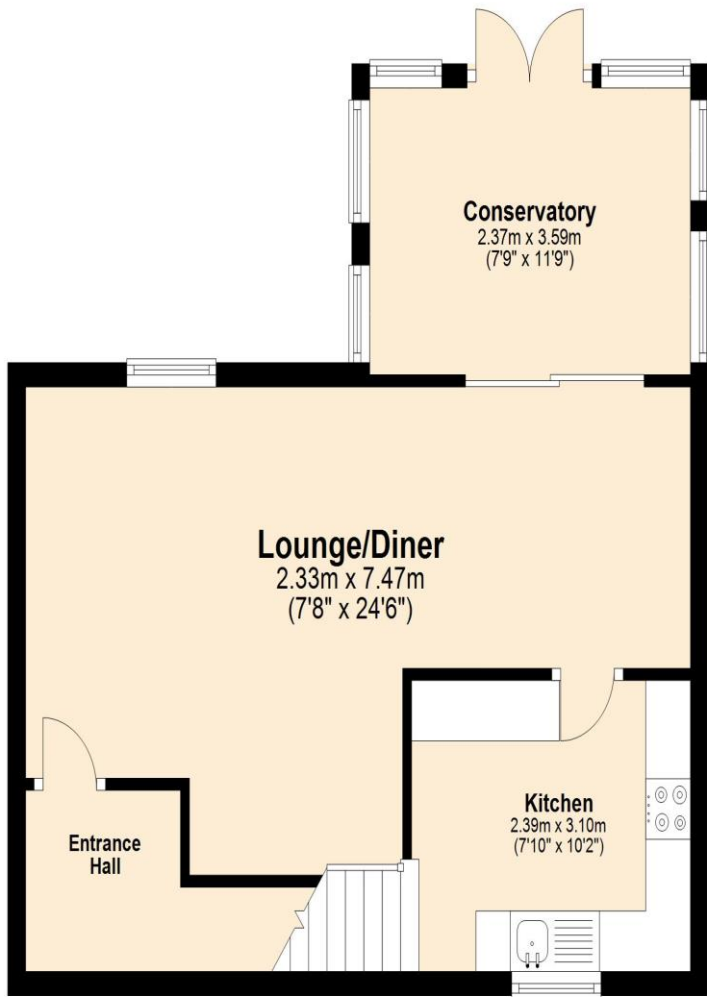
Freehold

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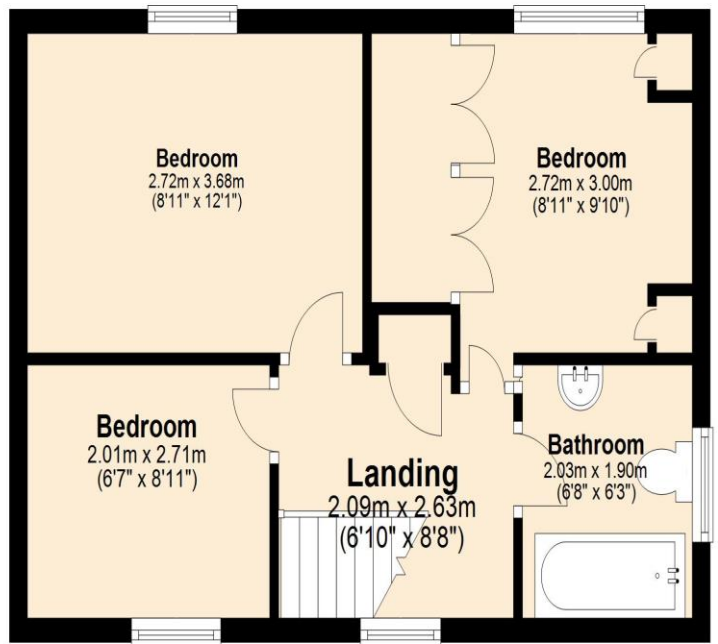
Ground Floor

Approx. 46.4 sq. metres (499.0 sq. feet)



First Floor

Approx. 25.9 sq. metres (279.2 sq. feet)



Total area: approx. 72.3 sq. metres (778.2 sq. feet)

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