

HADLEY TAYLOR

10 MEADOW CLOSE, TROWSE NR14 8TE

**RARELY AVAILABLE SEMI-DETACHED BUNGALOW LOCATED IN DESIRABLE TROWSE WITH ENTRANCE HALL, SITTING ROOM, DINING ROOM, GARDEN ROOM, NEWLY FITTED KITCHEN, 2 DOUBLE BEDROOMS, BATHROOM, GAS FIRED CENTRAL HEATING, DOUBLE GLAZING, GARDEN AND PARKING FOR SEVERAL CARS
ENERGY RATING C**



Sitting Room



Kitchen



Dining Room



Bedroom 1



Rear Garden



Rear Elevation



GUIDE PRICE £325,000

Note: Hadley Taylor for themselves and for the vendor or lessees of this property whose agents they are given notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract: (ii) all descriptions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchaser or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Hadley Taylor has any authority to make or give any representation or warranty whatever in relation to this property.

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Location

The property is located in the desirable village of Trowse just one and a half miles from the centre of Norwich. The village has a primary school, church, convenience store, two pubs, a restaurant and a village green. Comprehensive shopping facilities, cinemas, theatres, pubs and restaurants can be found in nearby Norwich. Sporting facilities are right on the door step with rowing, sailing, canoeing, walking, cycling, dry slop skiing and open water swimming all available in nearby Whitlingham. The University of East Anglia and the Norfolk and Norwich hospital are also close by.

Accommodation

The accommodation comprises entrance hall, sitting room with patio doors to the garden, dining room, garden room, newly fitted kitchen with integrated appliances, 2 double bedrooms each with built in cupboards and a bathroom. The property is well presented throughout and benefits from gas fired central heating and double glazing.

Outside

The front garden is laid to lawn with shrub borders and a path leading to the front door. The rear garden is laid to lawn with shrub borders, raised beds, patio, greenhouse, large timber garden shed and side access. There is also a gated car parking area providing off road parking for several cars with vehicular access via The Street.

Directions

Leave Norwich city centre on King Street, at the traffic light T-junction turn left onto Bracondale, at the next roundabout take the first exit staying on Bracondale, continue onto The Street into Trowse village and turn left into Meadow Close. The property can be found on the right hand side of the road.

Local Authority

South Norfolk Council

Services

We understand that mains electricity, gas, water and sewerage are connected to the property.

Viewing

Strictly through Vendor's sole agents: Hadley Taylor 01603 212893

Selling your home

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