



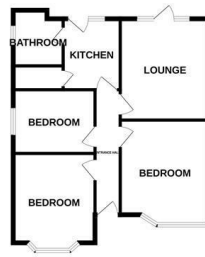
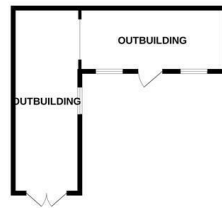
67 Beechwood Drive | | Norwich | NR7 0LN

£240,000

****LARGE OUTBUILDINGS PROVIDING MULTIPLE USES**** Gilson Bailey are delighted to offer this THREE BEDROOM, SEMI DETACHED BUNGALOW situated in the highly sought after suburb of Thorpe St Andrew. Accommodation comprising entrance hall, lounge, kitchen, bathroom and THREE BEDROOMS. Outside there is a lawned front garden, driveway providing off road parking leading to a SINGLE GARAGE and to the rear there is a good sized, lawned garden with TWO OUTBUILDINGS. The bungalow benefits from double glazing, gas heating, NO ONWARD CHAIN but is need of modernisation throughout. The property would suit a wide array of buyers so be quick to book a viewing.



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of areas, volumes, floors and any other details 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 accuracy, validity and applicability of these plans and floor levels and its guarantee are to their respective offices and not for sale.

Location

Thorpe St Andrew is a highly sought after suburb offering amenities to include schooling for all ages, popular local pubs and restaurants by the iconic River Green, shops and supermarkets. There is ease of access to the centre of Norwich, Broadland Business Park, A47 southern bypass, NDR and the Norfolk Broads.

Accommodation Comprises

Front door to:

Entrance Hall

Doors to lounge, kitchen and three bedrooms.

Lounge 12'5" x 10'11"

Door to garden, gas fire.

Kitchen 7'11" x 7'0"

Fitted wall and base units with worktops over, sink and drainer, space for cooker, fridge and washing machine, door to garden, door to walk-in pantry 5'11 x 3'0.

Bathroom 6'9" x 5'11"

Panelled bath, low level WC, hand wash basin, double glazed window.

Bedroom One 12'9" x 10'11"

Double glazed window, radiator.

Bedroom Two 11'10" x 10'0"

Double glazed window, radiator.

Bedroom Three 10'0" x 7'10"

Frosted double glazed window, radiator.

Outside Front

Lawned garden and large driveway providing off road parking leading to a single garage.

Outside Rear

Lawned garden enclosed by heading and timber fencing.

Outbuilding 17'8" x 7'8"

Outbuilding 22'10" x 8'0"

Local Authority

Broadland District Council, Tax Band B.

Tenure

Freehold


Utilities

Full fibre broadband available.

Mains gas, water and electric.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Local Authority

Broadland District Council, Tax Band B

Tenure

Freehold

Please note that we have not tested any apparatus, equipment, fixtures, fittings or services and as so cannot verify that they are in working order or fit for their purpose. Gilson Bailey cannot guarantee the accuracy of the information provided. This is provided as a guide to the property and an inspection of the property is recommended.

<https://www.gilsonbailey.co.uk>
01603764444