

propertyladder



Hawthorn Close, Spixworth, NR10 3RD

Renovated Three Bedroom Detached Bungalow!

Asking Price Of **£315,000** FREEHOLD



BRITISH
PROPERTY
AWARDS

2023 & 2024

★★★★★

GOLD WINNER

ESTATE AGENT
IN NORWICH
(NR10-16)

COMBINATION OF COMFORT & STYLE!

Located within a quiet cul-de-sac of Spixworth, this beautifully renovated and extended detached bungalow offers modern, yet practical living. The property offers a convenient entrance porch leading into a stunning 21ft kitchen diner, complete with ample worktop space, contemporary finishes, and a skylight. This space seamlessly flows into a generous 25ft living room, perfect for relaxation or entertaining. Off the hallway, you'll find three well-proportioned bedrooms and a stylish, fully modernised bathroom featuring both a bath and a separate shower. This exceptional home combines comfort, style, and practicality in a popular village!

“stunning 21ft kitchen diner, complete with ample worktop space, contemporary finishes, and a skylight”



Overview

- Guide Price £315,000
- Detached Bungalow
- Recently Renovated & Extended
- Three Bedrooms
- Modern & Open Plan Kitchen Diner
- Bathroom With Walk In Shower
- Garage & Two Driveways
- Quiet Cul-De-Sac In Spixworth
- Enclosed & Private Rear Garden
- Must Be Seen!





Location

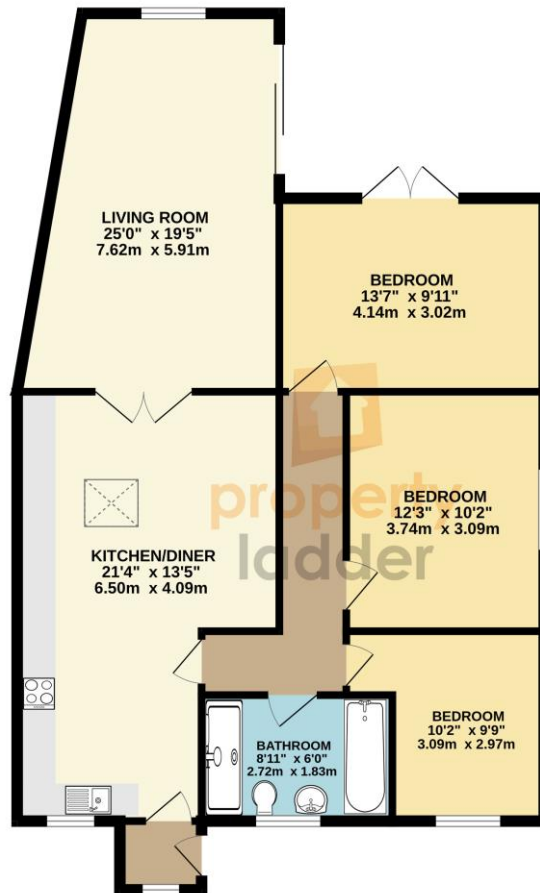
Spixworth is a popular village, located to the North of Norwich. The village is extremely well served, benefitting from two schools, a doctors, a dentist, a chemist, a small supermarket, a convenience store, two takeaways, a pub, a motel, a very active social club and of course, an Estate Agents!



Outside

Outside, the property offers ample off road parking with its two shingle driveways situated to the side and front, with the side driveway allowing access to the properties garage. The rear garden proves fully enclosed and low maintenance, consisting of laid lawn, with flower bed borders and a soon to be finished patio area.

GROUND FLOOR
972 sq.ft. (90.3 sq.m.) approx.



TOTAL FLOOR AREA : 972 sq.ft. (90.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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.
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FULL EPC AVAILABLE UPON REQUEST

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

COUNCIL TAX BAND: C

LOCAL AUTHORITY: BROADLAND DISTRICT COUNCIL

SERVICES CONNECTED: MAINS WATER, MAIN DRAINS, MAINS ELECTRICITY, GAS CENTRAL HEATING

Selling your home?

If you are considering selling your home, please contact us for your no obligation free market appraisal.



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