



Heath Crescent, Norwich NR6 6XF

welcome to

Heath Crescent, Norwich

****CHAIN FREE**** Within easy reach of local amenities, bus links!! This property must be viewed internally to fully appreciate the accommodation being offered. This property benefits from an integral garage and ample off-road parking as well as three bedrooms and living/dining room.



Accommodation

THIS WELL-PRESENTED DETACHED BUNGALOW is in the popular NR6 postcode just to the north-west of Norwich city centre. This property would make a perfect purchase for a young family and benefits from three bedrooms, family bathroom, kitchen, living/dining room. To the rear a generous garden is mainly laid to lawn and slabs, with summer house and an array of well-established trees and shrubs. This is complemented by lawned frontage, driveway for ample off-road parking and integral garage.

Internally the accommodation comprises of entrance porch, hallway, kitchen, living dining room, bathroom, kitchen, utility room, three bedrooms and integral garage.

Offered for sale with no upward chain, view now to avoid disappointment!

Entrance Porch

Side external entrance opening to hallway.

Hallway

Giving access to all bedrooms, living/dining room, bathroom, and kitchen

Bedroom One

11' 5" to back of wardrobes x 9' 11" max (3.48m to back of wardrobes x 3.02m max)
Upvc double glazed window to front aspect, built in wardrobes, and radiator.

Bedroom Two

11' 5" x 8' 5" (3.48m x 2.57m)
Upvc double glazed window to front aspect, and radiator.

Bedroom Three

7' x 7' 10" (2.13m x 2.39m)
Upvc double glazed window to side aspect and radiator.

Bathroom

Suite comprising sunken bath, hand wash basin, wc, heated towel rail, and upvc double glazed window to side aspect.

Living Room

25' 8" to patio doors x 12' 3" Max (7.82m to patio doors x 3.73m Max)
Coal fire, upvc double glazed window to side aspect, two radiators and sliding patio door leading to rear garden.

Kitchen/Dining Room

22' 9" + door recess x 9' 1" extending to 11' 5" (6.93m + door recess x 2.77m extending to 3.48m)
Ample floor and base units with work surfaces over, four ring gas hob and oven, sink with mixer tap, radiator and upvc double glazed window to rear aspect. Integral door to garage.

Integral Garage

15' 11" x 9' 6" to back of shelving (4.85m x 2.90m to back of shelving)
Up and over door with light, power and further door opening to utility room.

Utility Room

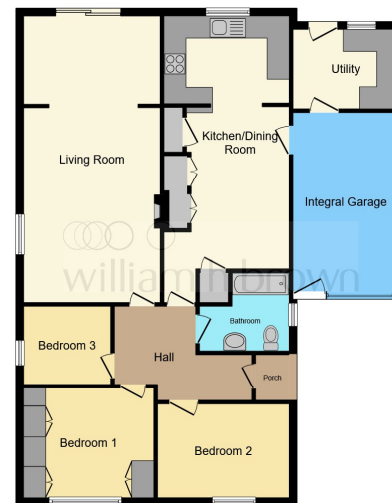
8' 10" x 7' 9" into door recess (2.69m x 2.36m into door recess)
Plumbing for washing machine and upvc double glazed window and door to rear garden.

Outside

To the front elevation is ample driveway parking which further leads to the garage. The remainder of the frontage is laid to lawned with mature shrubs and plant beds. This is complemented to the rear of the property by a mature, well-tended garden which is mainly laid to lawn and slabs, outside tap, and summer house.

Agent Note

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you accordingly.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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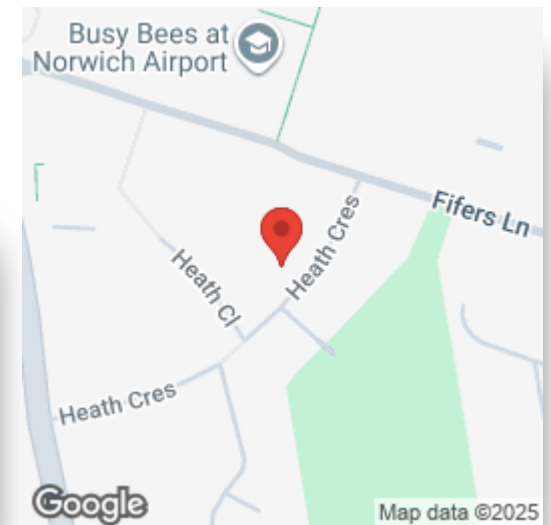
Heath Crescent, Norwich

- CHAIN FREE!!!!
- Detached Bungalow
- Three Bedrooms
- Living/Dining Room
- Utility Room

Tenure: Freehold EPC Rating: C
Council Tax Band: C

offers in excess of

£300,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HEL103148 - 0005

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