

MOLYNEUX
ESTATE AGENTS



Milton Close

Thetford, IP24

Price £230,000

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Description

This link-detached family home has been thoughtfully extended and offers versatile accommodation within close proximity of the popular Thetford Academy school. The house benefits from UPVC double glazing throughout as well as a gas fired central heating system.

Downstairs the property comprises a small entrance hall with ample space to remove coats and shoes, as well as stairs leading to the first floor landing. There is an expansive lounge/ dining room which extends to over 21ft at the maximum measurement and includes patio doors which lead into a rear extension offering a versatile family room.

There is a kitchen which offers a range of base level cabinet units, stainless steel sink and drainer, large understairs storage cupboard as well as a wall mounted Vaillant gas boiler. There are external doors which open out to the rear garden from the family room as well as the kitchen.

Upstairs there are three bedrooms as well as a family bathroom with a wash hand basin and a separate W.C.

Outside the house includes driveway off street parking in front of a single garage with an up and over front door. In the rear garden you will find a brick built W.C as well as personal door access into the garage. There is a generous sized garden which wraps around the rear and side of the property and includes a small garden pond as well as a side access gate from the driveway.

Measurements

Lounge/ Dining Room - 21'6" max (narrowing to 11'4") x 14'4" max (narrowing to 8'9")

Kitchen - 9'8" x 8'4"

Family Room - 17'7" x 8'1"

Bedroom - 11'4" max x 10'9" plus depth of built in wardrobes

Bedroom - 11'3" max x 8'5" max

Bedroom - 7'10" max (narrowing to 3'9") x 7'8" max (narrowing to 5'00")

W.C - 5'5" x 2'7"

Family Bathroom - 5'5" x 5'1"

Agents Note

Council Tax Band - Breckland, C.

Molyneux Estate Agents has not tested any fixtures and fittings, services or appliances in this property and cannot guarantee that they are in working order.

Whilst we intend to make our particulars as accurate as possible, measurements and statements are provided as a general guidance, they are not factual and should not be relied upon. Before ordering any carpets or built in furniture please contact the agent to verify any specific measurements.

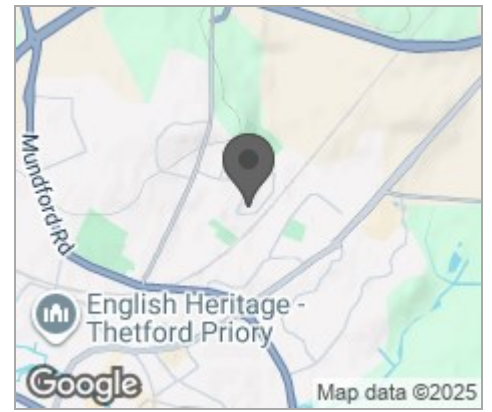
Floor plans are not to scale. They are provided for indication purposes and their accuracy should not be relied upon.

Items shown in photographs are not included unless they are detailed within the sales particulars. They may be available by separate negotiation. Please contact the agent with regards to this.

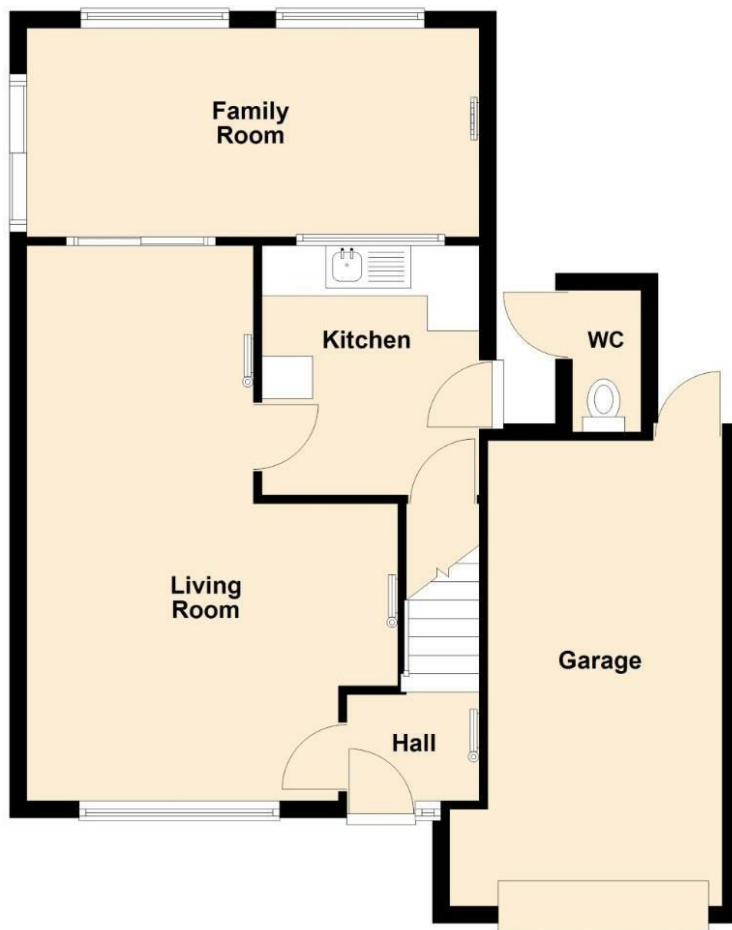
The Buyer is advised to obtain verification of the tenure from their Solicitor. The agent has not reviewed the title documents for this property.

Tel: 01842 818282

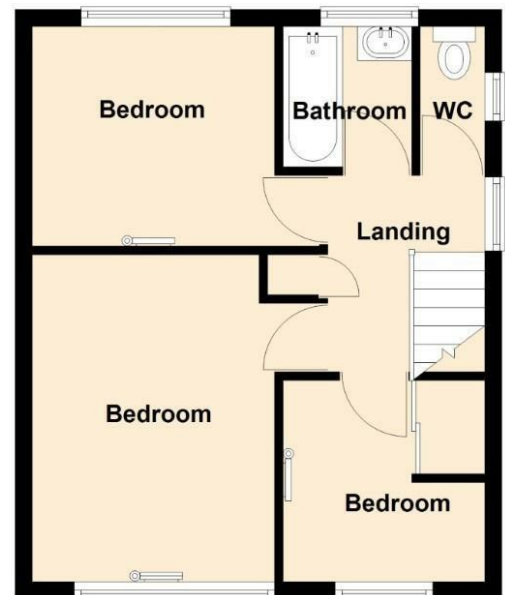




Ground Floor

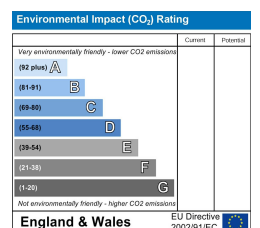
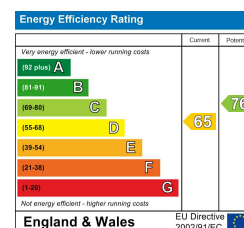


First Floor



Viewing

Please contact our Brandon Office on 01842 818282 if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

49A HIGH STREET, BRANDON, SUFFOLK, IP27 0AQ

TEL: 01842 818282 EMAIL: INFO@MOLYNEUXESTATEAGENTS.CO.UK WWW.MOLYNEUXESTATEAGENTS.CO.UK