



16 Park Highatt Drive, Shipdham - IP25 7LG

£290,000-£300,000 Freehold

Situated in the village of Shipdham, this well-presented two-bedroom detached bungalow offers a private and comfortable living space. The property features a cosy lounge with a log burner, two spacious bedrooms, and a large enclosed rear garden, making it perfect for those looking for a practical, easy-to-maintain home. Not overlooked, it ensures privacy while still being close to local amenities. Ideal for small families, retirees, or anyone wanting to downsize, this bungalow provides a convenient and functional living environment with a single-storey layout.

Location

Park Highatt Drive is located in the village of Shipdham, a well-connected and welcoming community. Shipdham offers a range of local amenities, including a convenience store, post office, and a popular pub. The village also benefits from a primary school and a doctor's surgery. For those who enjoy the outdoors, countryside walks, and green spaces are nearby. Shipdham is conveniently situated between the market towns of Dereham and Watton, providing further shopping, dining, and leisure facilities. The A47 is easily accessible, offering straightforward routes to Norwich and Kings Lynn.

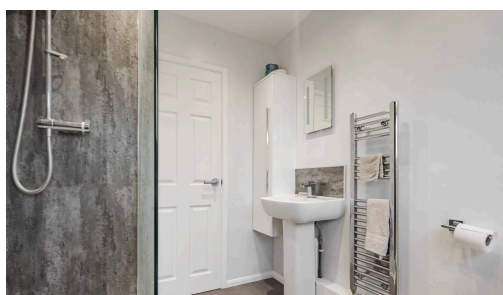


Agents notes

We understand the property will be sold freehold, connected to main services water, electricity, gas, and drainage.

Heating system- Gas Central Heating

Tax Council Band -B



Park Highatt Drive, Shipdham

Upon entering through the hall, you are greeted by a practical cupboard and access to the loft space, highlighting the functionality of the layout. The inviting lounge welcomes you with a cosy log burner, natural light streaming in through the large windows, and French doors opening up to the outside.

The kitchen includes built-in cupboards and ample counter space, with tiled splashbacks and plumbing for a washing machine. A door provides easy access to the rear outside.

This property offers two spacious bedrooms, including a well-proportioned double bedroom, making it suitable for a range of residents, whether as a family home or a more manageable space.

Double glazing throughout enhances energy efficiency and sound insulation for a comfortable living environment.

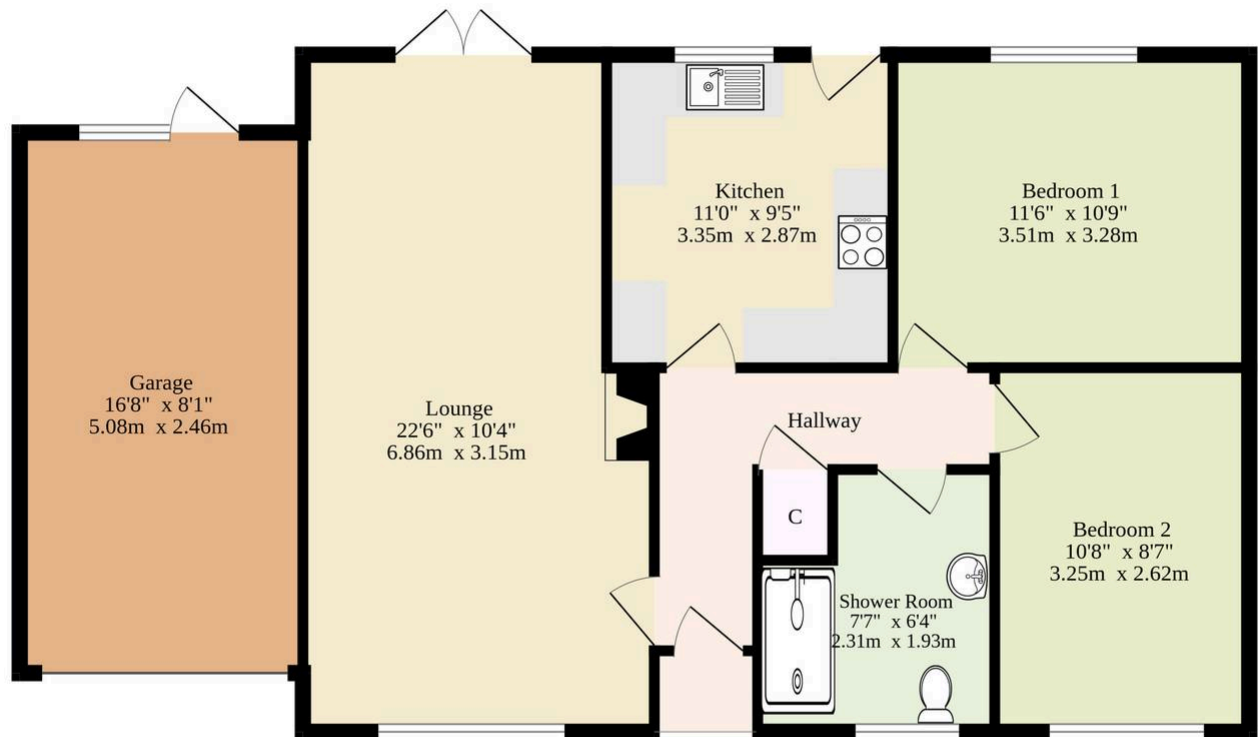
The family shower room, conveniently located, presents a sleek white suite comprising a walk-in shower, demonstrating modern living standards and practicality.

Stepping outside, the property reveals a enclosed rear garden laid to lawn with a designated patio area, ideal for outdoor gatherings or peaceful relaxation. The gravelled area at the front offers a low-maintenance appeal and sets a welcoming tone for visitors.

Off-road parking is provided by the driveway and garage, ensuring convenience and security for vehicles. The garage, complemented by an up-and-over front door, power, and light, additionally grants access to the rear garden, enhancing practicality and storage options for residents.



Ground Floor
813 sq.ft. (75.5 sq.m.) approx.



Sqft Includes Garage

TOTAL FLOOR AREA : 813 sq.ft. (75.5 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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