

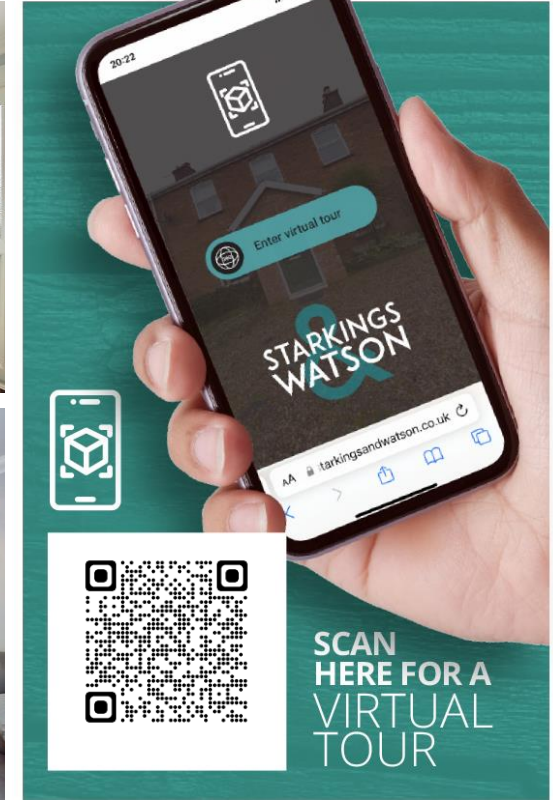
OVAL ROAD

Costessey, Norwich NR5 0DE

Freehold | Energy Efficiency Rating : D

To arrange an accompanied viewing please pop in or call us on 01603 336446

FOR SALE PROPERTY



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STARKINGS & WATSON

- Semi-Detached Bungalow
- Recently Refurbished Throughout
- Open sitting & Dining Room
- Fully Fitted Kitchen
- Two Bedrooms
- Large Shower Room
- Private Enclosed Rear Garden

IN SUMMARY

This brilliantly presented and deceptively SPACIOUS SEMI-DETACHED bungalow is situated just a short walk from all local amenities and local travel links including bus routes. Offered with ample OFF ROAD PARKING the property has been recently rejuvenated by the current owners. As you step inside you are met with TWO DOUBLE BEDROOMS opening into the OPEN PLAN SITTING and DINING room area. In here there is a laddered loft access into the LOFT ROOM with potential to be made into a home office, study or potential THIRD BEDROOM (stp). To the rear of the property is a MODERN FITTED KITCHEN with a range of integrated appliances and the large walk in SHOWER ROOM with an abundance of storage. The private and enclosed REAR GARDEN leads on nicely from the rear of the property giving the owners seclusion in this sun trap.

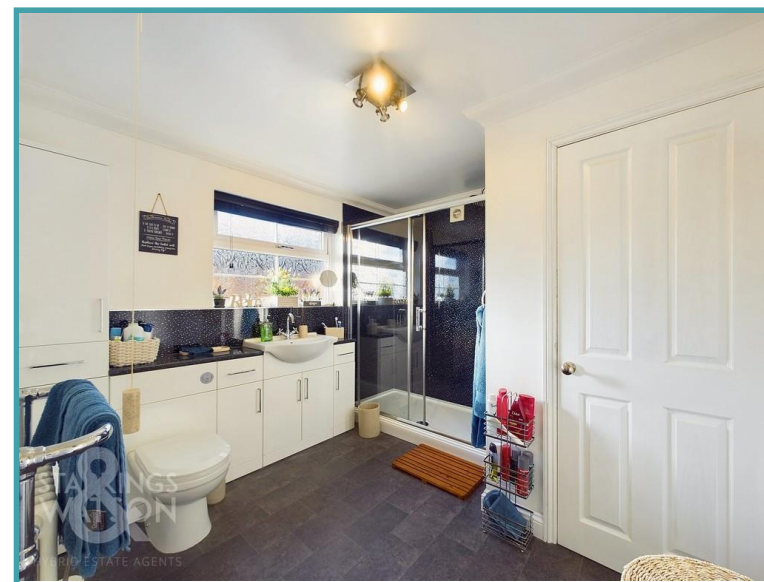
SETTING THE SCENE

Set back from the road just off the turning of the roundabout the property looks over greenery and is set well back from any other property. A timber fence to the front and side of the property with an opening

to the driveway set on a brick weave with planted borders.

THE GRAND TOUR

Walking in through the front door you find yourself in the central hallway which gives access to both the bedrooms and the sitting room. Both of the bedrooms and the hallway are served by wooden effect flooring with the main bedroom being a good sized double allowing lots of space for soft furnishings and the second, also a double, mirroring this bedroom however currently being used as a dressing room with an abundance of additional storage units. Heading to the end of the hallway you step into the open plan sitting and dining room space with the same wood effect flooring beneath, uPVC double glazed window to the front and tasteful décor throughout this space is well lit with natural light and offering a lot of extra internal space making it the perfect hub of the home. There is a laddered access in the sitting room which leads you into a fully boarded and carpeted loft room with double Velux window aspect and eaves storage. This offers potential for a home office or permanent fittings to make this bedroom three (stp). To the rear of the property is a well equipped kitchen with ample base and wall mounted storage, integrated double oven, integrated gas cooker with extraction above and washing machine set with square edged work surfaces and a ceramic sink overlooking the rear garden and velux window above to enhance the natural lighting in this room. From this room you will also have access into the large family bathroom



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comprising a walk-in shower, wash basin set in front of wall-to-wall vanity storage, toilet and radiator with towel rail. In the corner is a handy storage cupboard currently housing the tumble dryer.

THE GREAT OUTDOORS

To the front of the property is a brick weaved driveway, timber fence borders and shallow planted borders. The rear garden can also be accessed externally as well as through the kitchen by passing through the metal gates at the bottom of the driveway next to the timber fencing. The rear garden is predominantly laid to lawn with a large patio area immediately to the rear of the property and two smaller patio areas halfway down the garden. The external space is finished with two sheds offering external storage.

OUT & ABOUT

Oval Road is located centrally within Costessey just off Norwich Road, where within a short walk you will find various local amenities including shops, hardware store, post office etc. Local schooling is located close by up to Secondary level, whilst a wealth of public transport leads to Norwich and the nearby Retail Parks.

FIND US

Postcode : NR5 0DE

What3Words : ///falls.fixed.cabin

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Price:



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GIRAFFE 360

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Reduced bedroom (below 1.5m/4.9ft)

Excluding balconies and terraces

Approximate total area[™]
 729.89 ft²
 67.81 m²

Reduced bedroom
 68.25 ft²
 6.34 m²

