



St. Leger, Long Stratton - NR15 2SY



St. Leger

Long Stratton, Norwich

Tucked away, this end-terrace home enjoys a WELL KEPT interior, with LAWNED GARDENS and an EN-BLOC GARAGE. An ideal FIRST TIME BUY or INVESTMENT, the property boasts a hall entrance, with a 14' SITTING/DINING ROOM with useful built-in STORAGE. The 12' KITCHEN/breakfast room stretches across the rear of the property, with EXTENSIVE STORAGE and integrated cooking appliances. Upstairs, TWO BEDROOMS lead off the landing, with the main bedroom including BUILT-IN STORAGE. The family bathroom offers a SHOWER over the bath and tiled splash backs. Finished with uPVC double glazing and oil fired CENTRAL HEATING, the property is presented in move-in condition.



Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Tucked Away Residential Setting
- On Road Parking & En-Bloc Garage
- Hall Entrance
- Sitting/Dining Room with Storage
- Kitchen/Breakfast Room
- Two Bedrooms
- Family Bathroom with Shower
- Enclosed Lawned Garden

Situated in Long Stratton, a South Norfolk village, where there is an extensive range of everyday shopping amenities and local bus and road links. Schooling can be found close by, with a fully equipped gym and a range of keep fit classes, doctors surgery, post office, dentist and veterinary practice. The A140 leads to both Norwich and Diss, with both offering a main line railway station serving London Liverpool Street.

SETTING THE SCENE

Occupying a tucked away residential location, the property is approached via an open courtyard frontage, with access to the rear leading to the en-bloc garage.



THE GRAND TOUR

The front uPVC double glazed entrance door takes you to a hall entrance with wood effect flooring underfoot, cloak storage space and stairs rising to the first floor landing. A door leads off to the sitting/dining room with a front facing window and useful built-in understairs storage cupboard. The kitchen stretches across the rear of the property with an extensive range of wall and base level units including tile splashbacks and integrated cooking appliances, including an electric ceramic hob and built-in eye level electric double oven, with space provided for a fridge freezer and washing machine, whilst a window and door face towards the rear garden.

Heading upstairs the landing is finished wood effect flooring and the loft access hatch, with doors taking you to two bedrooms including the front facing double bedroom with wood effect flooring and built-in double storage cupboards, and the rear facing bedroom also finished with wood effect flooring. Completing the property is the family bathroom with a white three piece suite, including a vanity unit under the hand wash basin, and a shaped panel bath with an electric shower and glazed shower screen.

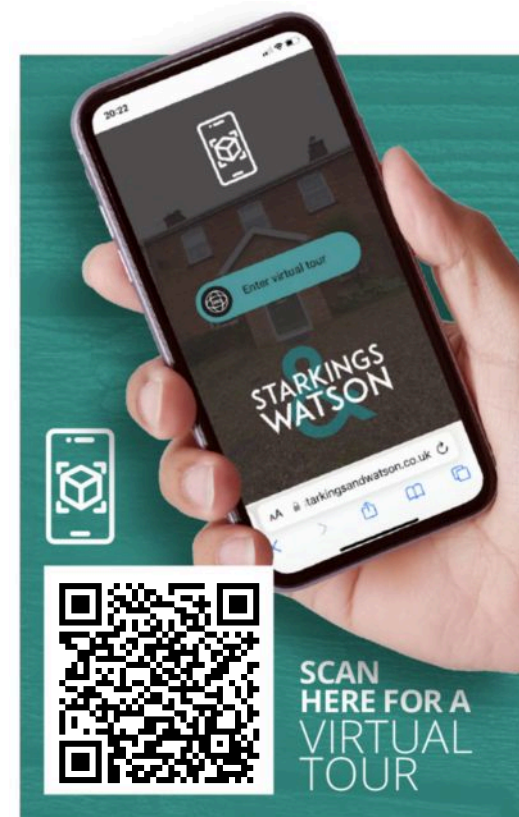
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VIRTUAL TOUR

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



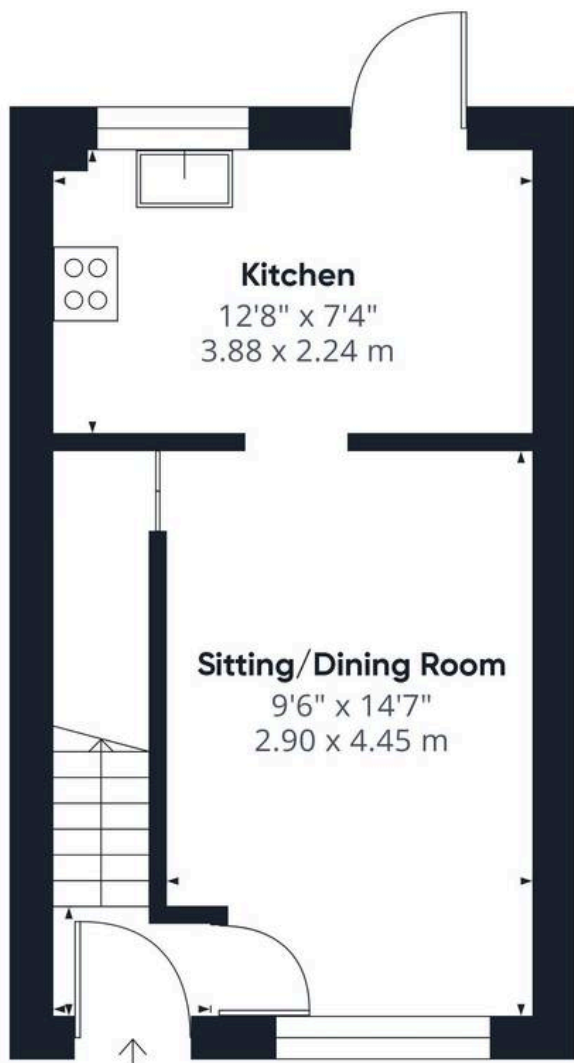




THE GREAT OUTDOORS

Heading outside, the rear garden is fully enclosed and laid to lawn with a patio seating area and gated rear access. Various plants can be found towards the right hand side, with the garden also housing the oil fired central heating boiler and tank, and outside water supply.





Ground Floor



Floor 1

Approximate total area⁽¹⁾

520.64 ft²

48.37 m²

(1) Excluding balconies and terraces

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360



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