

Sefftons
ESTATE & LETTING AGENTS

3 Bedroom Detached Bungalow
5 Greenborough Close
Norwich, NR7 9HL

£350,000
www.sefftons.co.uk



5 Greenborough Close, Norwich, NR7 9HL

FANTASTIC OPPORTUNITY to purchase this DETACHED, THREE BEDROOM BUNGALOW offered with NO ONWARD CHAIN. Situated down a quiet cul-de-sac in the sought after suburb of Sprowston, the property boasts a generous driveway, large rear garden and a substantial garage and workshop.

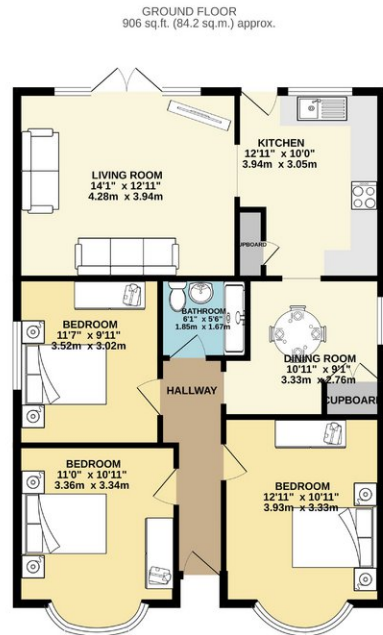
THE PROPERTY

The front door opens into the central hallway, with doors on either side to three well proportioned, double bedrooms, two of which are bay fronted allowing in plenty of natural light. These are supported by the large, recently updated family wet room, giving the opportunity for a bath or walk in shower to be added in to suit the new owner's needs.

There is a well sized dining room, opening into the kitchen creating a fantastic, sociable space ideal for hosting and entertaining. Completing the accommodation is the sizeable living room, with French doors out to the rear garden making it ideal for warm summer afternoons and barbecues.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		82
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		



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TOTAL FLOOR AREA: 906 sq.ft. (84.2 sq.m.) approx.

While every effort has been made to ensure the accuracy of the Brochure contained herein, measurements of floors, windows, walls and any other parts are approximate and no responsibility is taken for any mis-statement or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been modelled or inspected. All is for illustrative purposes only. Made with Metaphor 03/14