

Aldreds
Estate Agents



42 Crosstead

Great Yarmouth NR30 4AP

£299,950



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Aldreds are pleased to offer this well maintained and very well presented 1960's built detached bungalow in a highly desirable area to the north of the town centre and close by to a regular bus service. This superb property would make an ideal retirement home with a generous but low maintenance garden complimenting a roomy living space comprising of an entrance porch, reception hall, living room, kitchen/breakfast room with built in appliances, two spacious double bedrooms, modern shower room and separate cloakroom. Outside a sweeping driveway provides ample car parking and access to the garage with an electric door for ease of access. The bungalow also benefits from double glazed windows and gas central heating. View early to avoid disappointment.

Entrance Porch

Part double glazed pvc entrance door, internal door to:

Reception Hall

Radiator, access to the loft space, fitted carpet, doors leading off to:

Living Room

16'1" x 11'11" (4.91 x 3.65)

A light and airy room with a triple aspect provided by double glazed windows to the side aspects and a cantilevered double glazed bay window to front, tv point, chimney breast with an attractive coal effect living flame fire, tv point, radiator, fitted carpet.

Kitchen/Breakfast Room

12'11" x 10'0" (3.95 x 3.07)

Extensively fitted with a wood grain finish kitchen with wall and matching base units with granite effect work surfaces over, single drainer stainless steel sink unit with mixer taps, space and plumbing for a washing machine, four ring gas hob with extractor hood over, built in electric oven, part tiled walls, vinyl flooring, radiator, double glazed window to front aspect, frosted double glazed door to side, space for a table and chairs.

Bedroom 1

12'8" x 11'1" (3.88 x 3.40)

Including free standing wardrobes that are included in the sale, radiator, double glazed window to rear aspect, fitted carpet.

Bedroom 2

12'8" x 9'6" (3.87 x 2.91)

Including fitted wardrobes to one wall, radiator, double glazed window to rear aspect, fitted carpet.





Shower Room

5'4" x 5'4" (1.65 x 1.64)

Tiled shower cubicle with mains fed shower fitting, pedestal wash basin, vinyl flooring, tiled walls, radiator, frosted double glazed window to side aspect.

Cloakroom

5'5" x 2'8" (1.66 x 0.83)

Low level wc, tiled walls, frosted double glazed window to side aspect.

Outside

To the front of the property is a lawned garden with adjacent long block pavior driveway providing off street parking for several cars leading to the attached garage 4.95m x 2.69m with electric roller blind door, power and lighting, personal door to rear and double glazed window. On the far side of the bungalow a gated access leads to a pathway in to the rear garden. The rear garden is very private being surrounded by bungalows and offers a delightful suntrap laid with lawn and areas of block pavior patio and stone chips.



Tenure

Freehold

Services

Mains water, electric, gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'C'

Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Race Course * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

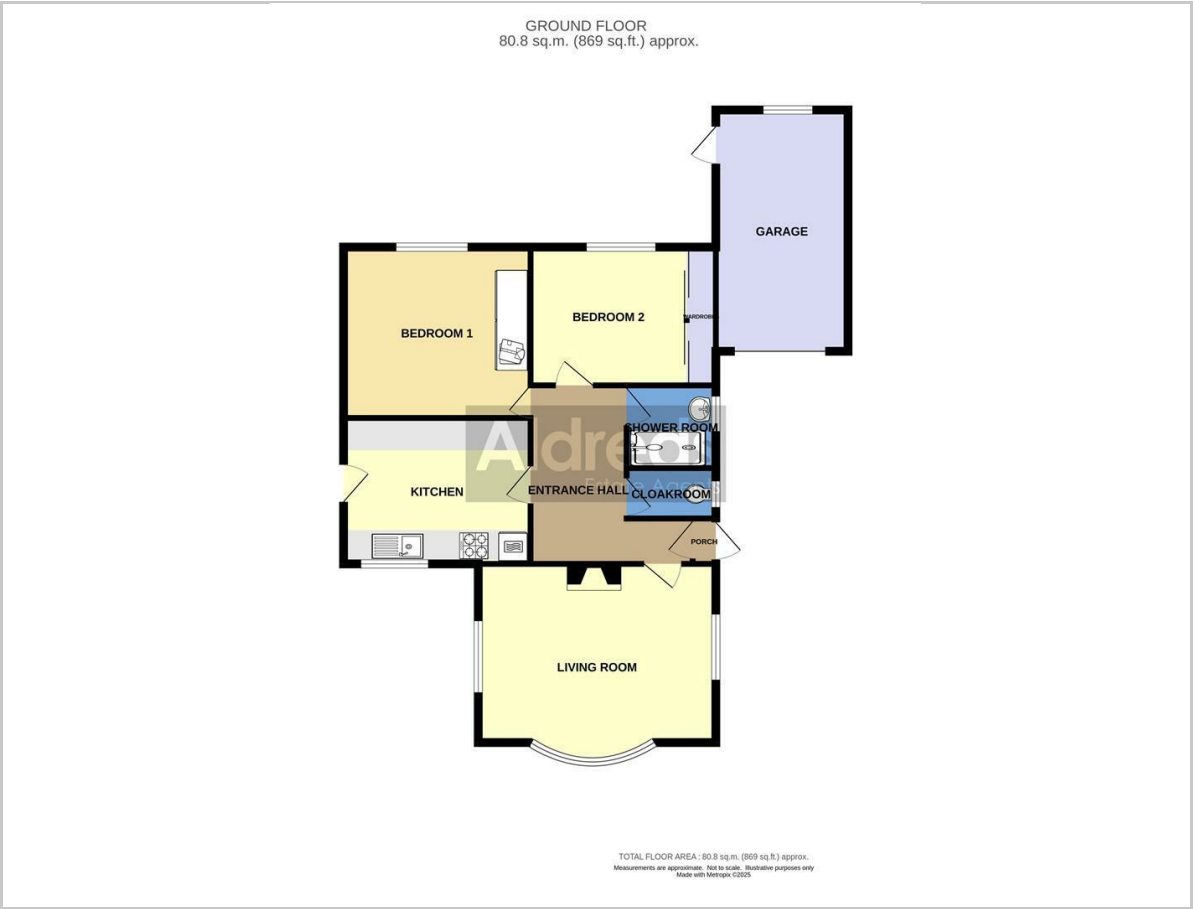
Directions

Leave Great Yarmouth heading north on the A149. at the traffic lights with Jellicoe Road turn right. Turn left in to Crosstead.

Ref: Y12434/06/25/CF



Floor Plan

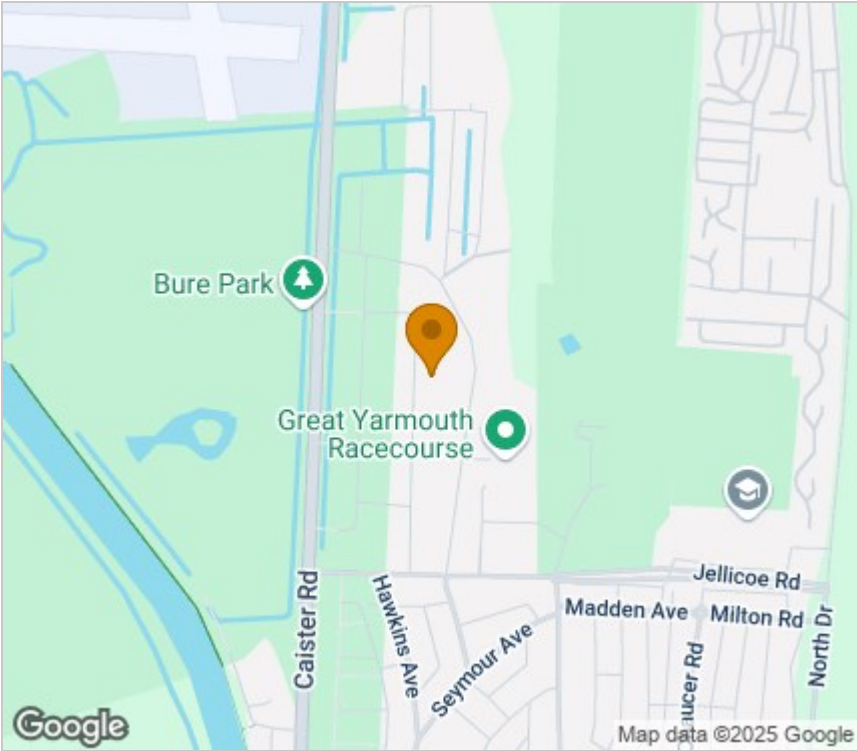


Viewing

Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

