

Aldreds
Estate Agents



21 Carrel Road

Gorleston, Great Yarmouth, NR31 7RF

Offers In Excess Of £375,000



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Sitting close to James Paget Hospital, Aldreds are pleased to offer this spacious and well presented, six bedroom, three storey detached house. Offered with no chain. On the ground floor there is an entrance hall, spacious lounge, good sized kitchen/diner and a ground floor cloakroom. The first floor offers a landing, bedroom two with ensuite, three further bedrooms and a bathroom. The second floor could be used as a master suite. It offers a bedroom, shower room and bedroom/dressing room. Gas under floor heating on ground floor, gas central heating on first & second floor and double glazing. Gardens to front & rear. To the rear there is a driveway leading to a larger than average garage.

Entrance Hall

Under stair cupboard, stairs to landing, door to front

Lounge

29'10" x 10'7" (9.1 x 3.23)

Double glazed window to front aspect, three double glazed window to side aspect, double glazed French doors to rear garden, tiled floor

Kitchen/Diner

22'0" x 14'10" max x 7'11" min (6.72 x 4.53 max x 2.42 min)

Base & wall units with worktops, gas hob, electric oven, integrated dishwasher, wall mounted gas boiler, part tiled walls, door to rear, double glazed window to rear aspect, double glazed window to front aspect, plumbing washing machine, vent for tumble dryer

Cloakroom

Low level WC, hand basin, opaque double glazed window to front aspect

First Floor Landing

Bedroom 2

10'9" x 10'4" (3.3 x 3.15)

Double glazed window to rear aspect, radiator

Ensuite

6'6" x 4'8" (2 x 1.44)

Shower in cubicle, hand basin, low level WC, opaque double glazed window to rear aspect

Bedroom 3

11'3" max x 10'9" max (3.44 max x 3.3 max)

Double glazed window to front aspect, radiator

Bedroom 4

11'3" max x 8'2" max (3.44 max x 2.5 max)

Double glazed window to front aspect, radiator

Bedroom 5

10'4" x 8'2" (3.15 x 2.5)

Double glazed window to rear aspect, radiator





Bathroom

6'11" x 6'5" (2.11 x 1.96)

Part tiled, jacuzzi panel bath, hand basin, low level WC, opaque double glazed window to front aspect, heated towel rail

Second Floor Landing

Velux window

Master Bedroom

12'4" x 11'2" (3.77 x 3.41)

Double glazed window to front aspect, radiator

Shower Room

6'9" x 6'9" (2.07 x 2.07)

Shower in cubicle, hand basin, low level WC, bidet, double glazed window to front aspect

Bedroom 6/Dressing Room

10'5" x 5'2" (3.2 x 1.58)

Fitted wardrobes, Velux window, radiator.

Outside

To the front of the property there is a lawned garden with pathway to front door. To the rear there is a lawned garden with bushes and shrubs, patio. Driveway to garage, the garage measures 4.62 x 3.93, has an electric up & over door and power & light

Tenure

Freehold

Services

Mains water, electricity, gas, drainage

Council Tax

Band E

Location

Gorleston-on-Sea is a coastal town 2 miles from Great Yarmouth centre and has a varied selection of local shops * Golf Course * Modern District hospital * Schools for all ages * Library * Regular bus services to the main shopping areas and a sandy beach.

Directions

From the Gorleston office head south along the High Street, at the traffic lights turn right into Church Lane, at the roundabout turn left into Middleton Road, at the next roundabout turn right into Lowestoft Road, continue over two sets of traffic lights turning right at the next roundabout into Beaufort Way, continue over the roundabout, turn right and continue into Carrel Road. Follow the road along and the property will be found in a cul-de-sac on the left hand side.

Ref G18197/12/24



Floor Plan



Viewing

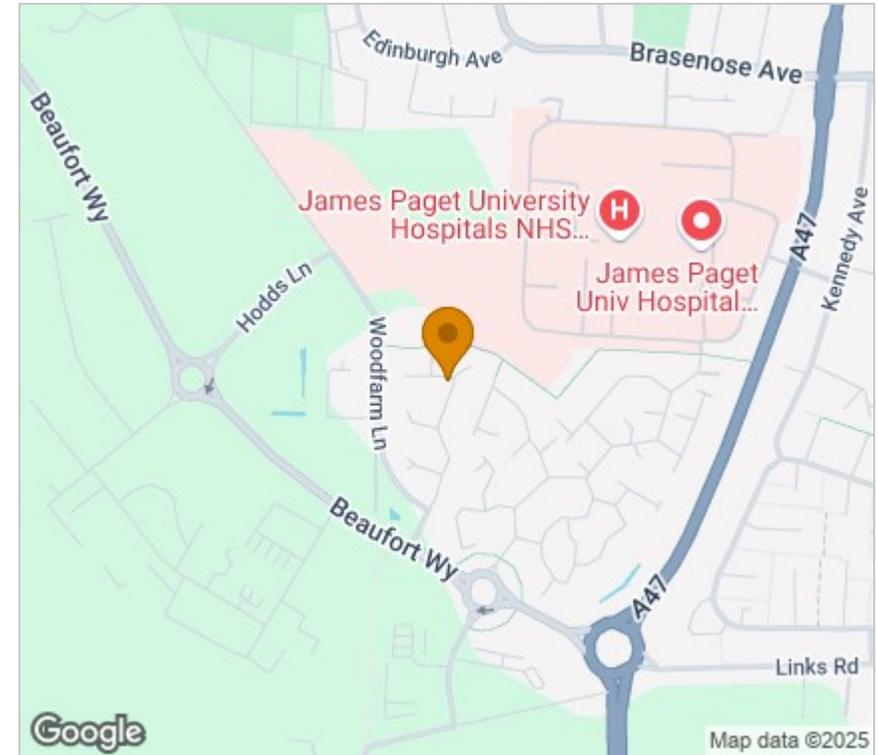
Please contact our Aldreds Gorleston Office on 01493 664600 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

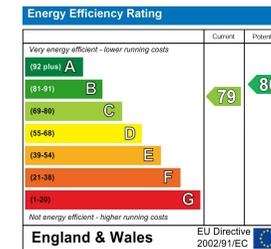
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Area Map



Energy Efficiency Graph



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