









welcome to

Copeman Road, Aylsham, Norwich

A 2 Bedroom, Semi-Detached Bungalow with internal accommodation to include Lounge, Conservatory, Kitchen and Bathroom, in the market town of Aylsham. Outside offers ample off-road parking, Garage & enclosed rear garden.













Description

Don't miss this spacious, semi-detached Bungalow which is located in the market town of Aylsham - which offers a range of amenities to include shops, restaurants, pubs & has great transport links to Norwich City Centre and the North Norfolk Coast.

The property enjoys 2 Bedrooms, Lounge with open fire, Conservatory, updated Kitchen & Bathroom. There is also a practical storage space with stairs access (please see Agent's Note for more details). Outside offers ample-off road driveway parking, Garage & enclosed rear garden.

Entrance Hall

Front door opens into hall with stairs to attic space & doors to Bedrooms.

Lounge

21' 5" x 10' 2" max (6.53m x 3.10m max) Open fire, TV & BT points, radiator & doors to Conservatory.

Conservatory

18' 10" x 9' 7" (5.74m x 2.92m)

Brick base, double glazed windows, tiled floor, radiator & double glazed double door to outside.

Kitchen

18' 11" x 8' 6" (5.77m x 2.59m)

Fitted with a range of wall & base units, wood work surface over with sink & drainer unit. Double electric oven, electric hob with hood over and plumbing for dish washer & washing machine. Central heating boiler, wood floor, radiator & side aspect double glazed window.

Bedroom One

10' 8" x 10' 2" (3.25m x 3.10m)

Built-in wardrobe with mirror fronted doors, radiator & double glazed window.

Bedroom Two

10' 1" x 8' 6" (3.07m x 2.59m) Radiator & double glazed window.

Bathroom

Suite comprising low level WC, wash basin & bath with shower over. Heated towel rail & double glazed window.

Agent's Note

The current Vendors have put an extension to the side of the property, with stairs leading to a top floor space (measuring 19' x 10'6" max). Please note this work has not been signed off by Building Regulations, therefore it's a useful storage space with potential subject to planning permission, for further accommodation.

Outside

To the front of the property is a large gravel driveway, providing ample-off road parking. To the side is a full oak carport, leading to a Garage with electric roller door.

To the rear is an enclosed garden, with a lawned area.





Ground Floor

First Floor



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Copeman Road, Aylsham, Norwich

- Semi-Detached Bungalow
- 2 Bedrooms
- Lounge with Open Fire & Conservatory
- Updated Kitchen
- Bathroom
- Off-Road Parking & Garage
- Enclosed Garden
- Sought after Town Location

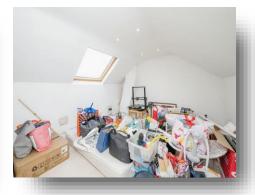
Tenure: Freehold EPC Rating: D

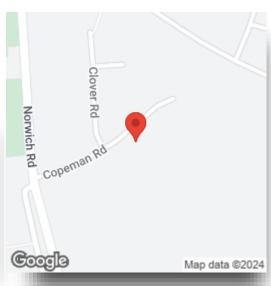
offers in excess of

£300,000









Please note the marker reflects the postcode not the actual property

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Property Ref: AYS109363 - 0003 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyer's interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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