





Connaught Road, Cromer, NR27 0DB



welcome to

Connaught Road, Cromer

Don't miss this Two Bedroom Two Bathroom End Terrace House set in a popular location of Cromer. THIS IS A MUST SEE call us now to book your viewing.













Description

This property benefits from living room, dining room, kitchen, ground floor shower room, two bedrooms, bathroom, front & rear gardens

Cromer offers local amenities such as Junior & High School, Health Centre & Hospital, shops and various eating establishments. The stunning coastline beaches are only a short walk away so why not take advantage of Mary Jane's or No. 1 fish and chips, or perhaps an Ice Cream as you walk along Cromer pier and take in the coastal beauty and see why many people like to Call Cromer home!

Living Room

14' 6" x 11' 8" (4.42m x 3.56m)

Double glazed bay window to the front, feature fireplace with mantel, picture rail, TV point, wooden flooring, wall mounted radiator.

Dining Room

12' x 12' (3.66m x 3.66m)

Leading off the living room, cupboard under the stairs, wooden flooring, wall mounted radiator, door to Kitchen.

Kitchen

12' x 6' 9" (3.66m x 2.06m)

Galley style kitchen, range of wall and base units with work surfaces over top, stainless steel sink & drainer, integrated oven, hob and cooker hood, door to garden & shower room.

Shower Room

Three piece consisting of shower, hand wash basin, WC, double glazed window, wet room style wall & flooring.





16' 6" x 12' (5.03m x 3.66m)

Double glazed window to the front, built in cupboard, wall mounted radiator, carpeted flooring.

Bedroom 2

12' x 11' 5" (3.66m x 3.48m)

Double glazed window to the rear, built in cupboard, wall mounted radiator, carpeted flooring.

Bathroom

White suite consisting if bath, vanity hand wash basin, WC, double glazed window.

Outside

The front of the property is a courtyard style garden with pathway leading to the front door, the rear of the property is mostly lawn with a brick weave section and path leading down the garden to the summerhouse. There is an array of shrubs & bushes dotted around and bordering the garden.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purposes and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com





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Connaught Road, Cromer

- Vendor Has Found
- Two Bedroom End Terrace House
- Two Bathrooms
- Close to Schools & Town
- Rear Garden

Tenure: Freehold EPC Rating: E

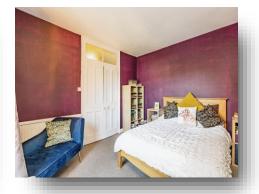
Council Tax Band: A

offers over

£260,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CRM108869



Property Ref: CRM108869 - 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 buyers 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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