









welcome to

Broadwood Close, Trimingham, Norwich

*** RENOVATED TO A HIGH STANDARD ***

Offered with No Onward Chain don't miss this beautifully renovated Two/Three Bedroom Detached Bungalow in Trimingham. Ready for anyone to move straight in, call us to view!













Description

Located in the North Norfolk village of Trimmingham is this stunning Detached Bungalow which has been renovated to a high standard throughout and enjoys internal accommodation comprising Entrance Hall, large Lounge with bi-fold doors into rear garden, new modern Kitchen/Dining Room, separate Utility, 2/3 Bedrooms & new Shower Room. Outside offers off-road driveway parking & enclosed rear garden, with potential to make your own.

Trimingham itself is a small village situated on the beautiful North Norfolk Coast, approximately 4.5 miles from Cromer town centre. Cromer offers amenities to include Train Station, Doctor's Surgery, minor injuries Hospital, lots of shops and local supermarkets. Trimingham itself has a bus service running to nearby towns and villages with the village of Overstrand close by, boasting both countryside and coastal walks and a good range of facilities including Convenience Store, Post Office, Primary School and Village Hall.

Entrance Hall

Door opens into hall with 2 built-in cupboards & doors to remaining accommodation.

Kitchen / Dining Room

16' 8" x 8' 10" (5.08m x 2.69m)

New fitted kitchen with Shaker style wall and base level units, wood effect work surfaces over, stainless steel sink & drainer, integrated oven & hob with cooker hood. Dual aspect double glazed windows to the front & rear aspects & wall mounted radiator.

Lounge

21' 7" x 11' 7" (6.58m x 3.53m)

Dual double glazed window to the rear aspect, bifold doors to rear garden, two wall mounted radiators, spotlights & carpeted flooring. Opens to Kitchen/Dining Room.

Utility

8' 7" x 6' 11" (2.62m x 2.11m)

Double glazed window to the side aspect, wall mounted radiator, storage cupboard, wood laminate flooring, work surface & washing machine.



Bedroom One

12' 6" x 11' 9" (3.81m x 3.58m)

Double glazed window to the front aspect, wall mounted radiator & carpeted flooring.

Bedroom Two

11' 8" x 9' 10" (3.56m x 3.00m)

Double glazed window to the side aspect, wall mounted radiator, carpeted flooring & built-in wardrobe.

Bedroom Three / Study

7' 10" x 6' 11" (2.39m x 2.11m)

Double glazed window to the side aspect, wall mounted radiator & carpeted flooring.

Shower Room

New three piece suite comprising walk-in shower, tiled splash back, hand wash basin & WC. Wood laminate flooring & double glazed window to side aspect.

Outside

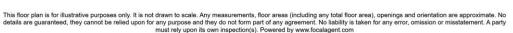
To the front of the property is a lawn area with a hard standing driveway to the side, providing off-road parking.

The rear garden is laid to lawn with bushes & shrubs and will have a decking area installed alongside new fencing.

The property also benefits from Solar Panels, please ask the branch for more details.

Agent's Note

Currently the vendors details do not match the registered title at Land Registry. Please ask the branch for more details.







welcome to

Broadwood Close, Trimingham, Norwich

- NO ONWARD CHAIN
- Renovated to a High Standard Throughout
- New Heating, Rewired & Replastered
- New Kitchen, Shower Room & Flooring throughout
- Two/Three Bedroom Detached Bungalow

Tenure: Freehold EPC Rating: D

£370,000









postcode not the actual property

view this property online williamhbrown.co.uk/Property/CRM108820



Property Ref: CRM108820 - 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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