



Connaught Road, Cromer NR27 0DB

welcome to

Connaught Road, Cromer

A semi-detached four bedroom family home with enclosed generous garden, off road parking, double glazing, central heating and no chain



A well appointed much extended semi-detached home located in an excellent position for local schools catering for all ages with accommodation over two floors offering four bedrooms, the master having en-suite shower room, further family bathroom and cloak room, kitchen/breakfast room, lounge, generous enclosed garden and off road parking, benefits also include gas fired central heating, double glazing and no chain.

Entrance Hall

Upvc double glazed door into entrance hall, wall mounted central heating thermostatic heating control, staircase rising to the first floor and radiator.

Cloakroom

Suite comprising WC and vanity unit with inset wash hand basin, tiled splashback and mixer tap, radiator, opaque upvc double glazed window to the side aspect and extractor fan.

Lounge

14' 9" Max x 11' 5" Max (4.50m Max x 3.48m Max)
Upvc double glazed window to the front aspect, feature brick fireplace with tiled hearth, inset spotlights, shelving to recess and radiator.

Kitchen/Breakfast Room

16' 11" x 11' 8" (5.16m x 3.56m)
Fitted with a range of gloss fronted wall and base units comprising cupboards and drawers, work surface with inset ceramic sink and mixer tap, plumbing and space for a domestic appliance, dual fuel double oven range cooker, tiled splashbacks and cooker hood above, radiator, upvc double glazed window overlooking rear garden, further upvc double glazed window and door to the side aspect,

Bathroom

6' x 5' 7" (1.83m x 1.70m)
Suite comprising P Shaped bath with glazed shower screen and mixer taps with gravity shower attachment above, vanity unit with inset hand wash basin and mixer tap, mirror fronted medicine cabinet above, tiled walls, extractor fan, inset spotlights, ceramic tiled floor, heated towel radiator and upvc double glazed opaque window to the rear aspect.

Landing

Access to all rooms and to the loft space, upvc double glazed window to the side aspect.

Bedroom One

11' 7" Max x 8' 10" Max (3.53m Max x 2.69m Max)
Upvc double glazed window to the front aspect and radiator.

En Suite

Tiled shower enclosure with wall mounted electric shower fitted, wash hand basin and WC, cupboard area with Worcester wall mounted boiler and part tiled walls.

Bedroom Two

11' 4" x 9' 11" (3.45m x 3.02m)
Upvc double glazed window to the rear aspect and radiator.

Bedroom Three

12' 1" x 7' 11" Max (3.68m x 2.41m Max)
Upvc double glazed window to the rear aspect and radiator.

Bedroom Four

8' 10" x 6' 8" (2.69m x 2.03m)
Upvc double glazed window to the side aspect and radiator.

Exterior

The front of the property has a block paved driveway with off road parking. To the rear is garden with gated access, paved patio with wall, remainder laid to lawn with well stocked shrub borders, timber summerhouse with deck area, all enclosed by concrete posts and close boarded fencing, outside tap.



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 purpose 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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welcome to

Connaught Road, Cromer

- Large Family Home
- Four Bedrooms with Master having Ensuite
- Modern Kitchen and bathrooms
- Generous enclosed Garden
- Off Road Parking

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: B

guide price

£295,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
CRM109007 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01263 513764



Cromer@williamhbrown.co.uk



17 - 19 West Street, CROMER, Norfolk, NR27 9HZ



williamhbrown.co.uk